



The Coach House Church Lane, Princes Risborough

In Excess of £900,000

TIM RUSS
& Company



The Coach House Church Lane

Princes Risborough

- Wealth of original features including vaulted ceilings and exposed timbers
- Four-bedroom family home in a prime town-centre setting
- Detached double garage and driveway parking
- Walking distance to shops, cafés, restaurants and amenities
- Chiltern Hills countryside and scenic walks on the doorstep
- Flexible accommodation extending to four bedrooms
- Scope to refurbish and create a truly exceptional home
- Detached double garage and generous parking

Princes Risborough is a charming market town at the foot of the Chiltern Hills, offering a great balance of countryside living and everyday convenience. It features a range of independent shops, cafés, pubs, supermarkets and leisure facilities, with excellent schools, including access to Buckinghamshire's grammar school system. Surrounded by beautiful countryside and with direct rail services to London Marylebone plus easy access to the A40 and M40, it is an ideal location for families and commuters alike.



The Coach House Church Lane

Princes Risborough

Charming four-bedroom barn conversion in central Princes Risborough. Features vaulted ceilings, walled garden, double garage, and driveway.

Set within an exclusive development of just six converted barns, this attractive four-bedroom home combines character, privacy and convenience. Originally part of the Manor House estate, it retains many sought-after features including vaulted ceilings, exposed timbers and charming period details.

The welcoming accommodation offers versatile living spaces ideal for family life and entertaining, with doors opening onto a private walled garden that provides a peaceful setting for relaxing or outdoor dining. The property also benefits from driveway parking and a detached double garage.

Ideally located in the heart of Princes Risborough, the property is within easy reach of independent shops, cafés, restaurants and everyday amenities, while the Chiltern Hills, excellent schools and direct rail links to London make it an excellent choice for families and commuters alike.

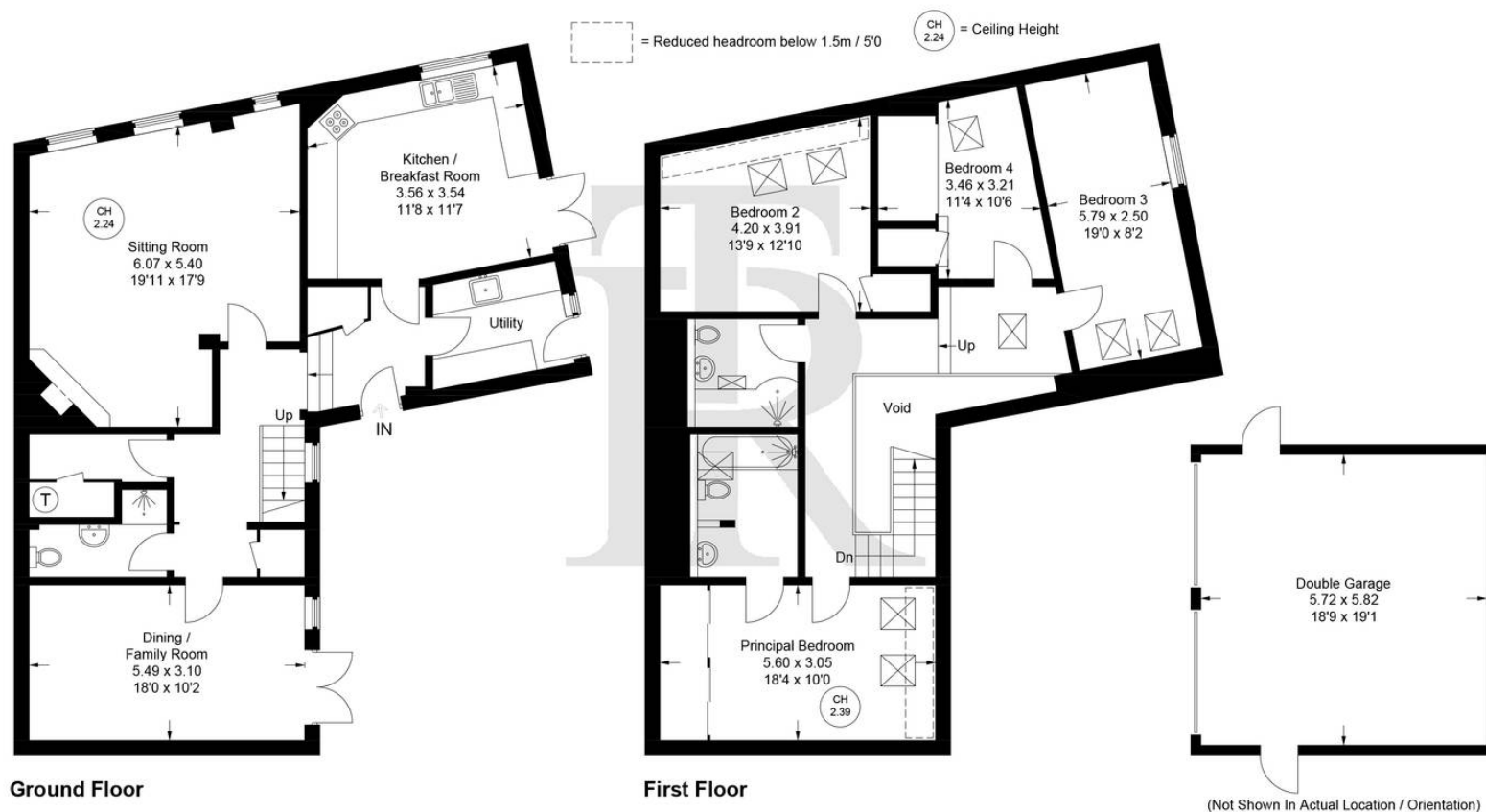
Offering plenty of character and scope to update and personalise, this is a rare opportunity to acquire a distinctive home in one of the area's most desirable locations.

Council Tax Band: G

Tenure: Freehold

EPC Rating: C (Energy Efficiency) / C (Environmental Impact)





The Coach House, Church Lane, HP27 9AW

Approximate Gross Internal Area
 Ground Floor = 97.6 sq m / 1050 sq ft
 First Floor = 90.6 sq m / 975 sq ft
 (Excluding Void)
 Double Garage = 33.1 sq m / 356 sq ft
 Total = 221.3 sq m / 2381 sq ft

Floor Plan produced for Tim Russ & Company by Media Arcade Ltd ©.

Illustration for identification purposes only. Window and door openings are approximate. Whilst every attempt is made to assure accuracy in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.



Tim Russ and Company

Tim Russ Ltd, 1 High Street - HP27 0AE

01844 275522 • p.risborough@timruss.co.uk • timruss.co.uk/

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Checks are carried out by our partners at Lifetime Legal for a non-refundable £65 (incl. VAT) fee, paid directly to them.

For more information please visit our website.



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