



arthur grace
RESIDENTIAL



East Common, Gerrards Cross, SL9 7AQ
£4,000 Per Month



Floor Plan



EAST COMMON

RECEPTION	4.4m x 3.6m / 14'5" x 11'9"
KITCHEN	4.3m x 2.3m / 14'2" x 7'8"
DINING ROOM	4.9m x 3.4m / 16'1" x 11'1"
BEDROOM 1	5m x 3.4m / 16'3" x 11'1"
BEDROOM 2	3.5m x 2.8m / 11'7" x 9'1"
BEDROOM 3	3.5m x 2.1m / 11'7" x 6'9"
BEDROOM 4	4.5m x 3.6m / 14'7" x 11'10"
BATHROOM 1	2.7m x 1.6m / 8'10" x 5'4"
BATHROOM 2	2.6m x 2.4m / 8'6" x 8'
EN-SUITE	2.7m x 2.2m / 8'11" x 7'4"
WC	1.5m x 0.8m / 4'9" x 2'8"

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Disclaimer: East Common, 141 m sq / 1521 sq ft. Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement.

Accommodation

- Detached home looking onto 'The Common'
- 4 bedrooms
- 3 bathrooms (including ensuite to master bedroom)
- 2 reception rooms + separate kitchen
- Secluded garden with outhouse 'perfect study / garden room'
- Easy access to Gerrards Cross High Street & Station
- In catchment for sought after schooling including Grammer
- Available 8th August 2026 & Unfurnished
- Council Tax. Band G
- EPC. D



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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