



Turnfurlong

| Aylesbury | Buckinghamshire | HP21 7PS



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Williams Properties are delighted to welcome to the market this immaculate four bedroom semi-detached property in the ever sought after location of Turnfurlong, Aylesbury. The property boasts a living room, kitchen/diner, four bedrooms and bathroom. Outside there is a rear garden, garage and driveway parking for four vehicles. Viewing comes highly recommended on this superb family home.

Guide price £475,000

- Four Bedrooms
- Kitchen/Diner
- Garage and Driveway Parking
- Enclosed Rear Garden
- Semi-Detached
- Sought After Area
- Close to Shops
- Viewing Highly Recommended

Turnfurlong

Turnfurlong is a highly desirable residential area with many amenities including local shopping areas including nearby Jansel Square consisting of a mini supermarket Budgens, newsagents, dry cleaners, takeaways and a Lloyds pharmacy. Turnfurlong School is very sought after. Access to the town centre is just a short level distance which can be walked or there is also a regular bus service connecting the town and surrounding areas. The town offers a wealth of amenities including rail links to London Marylebone.

Council Tax

Band D

Local Authority

Buckinghamshire Council

Services

All main services available

Entrance

Enter via the front door into the entrance hall. There are doors leading to the living room and kitchen/diner. Stairs rise to the first floor landing.

Living Room

Living room consists of carpet laid to the floor and a bay window to the front aspect. There is space for a three piece suite and other living room furniture.



The property is located in the Bedgrove neighbourhood of Aylesbury and as such is in an ideal location for schools, shops and a bus route into the Town Centre.



Kitchen/Diner
Kitchen/diner consists of a range of wall and base mounted units, with marble worktop. Inset oven, five ring gas hob and overhead extractor fan. Stainless steel sink, draining board and mixer tap. There is an integrated washing machine, microwave and fridge, with space and plumbing for a dishwasher. There is space for a dining set and other dining room furniture. Window to the rear aspect, multiple storage cupboards, a door leading to the side access and double doors leading out to the rear garden.

First Floor
Carpeted stairs rise to the first floor landing. There are doors leading to the bathroom and bedrooms one, three and four. Further stairs rise to the second floor landing.

Bedroom One
Bedroom one consists of carpet laid to the floor and a bay window to the front aspect. There is space for a double bed and other bedroom furniture.

Bedroom Three
Bedroom three consists of carpet laid to the floor and a window to the rear aspect. There is space for a double bed and other bedroom furniture.

Bedroom Four
Bedroom four consists of carpet laid to the floor and a window to the front aspect. There is space for a bed and other bedroom furniture.

Bathroom
Bathroom suite consists of tiles laid to splash sensitive areas and a window to the rear aspect. There is a panelled bathtub, hand wash basin and low level WC.

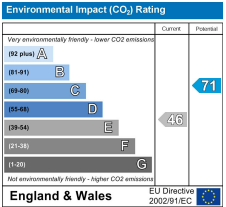
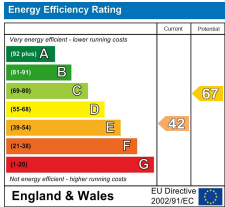
Second Floor
Carpeted stairs rise to the second floor landing. There is a door leading into bedroom two.

Bedroom Two
Bedroom two consists of carpet laid to the floor and a window to the rear aspect. There is space for a double bed and other bedroom furniture.

Rear Garden
Enclosed rear garden with patio leading from the kitchen/diner and grass laid to the remainder. There is a wooden gate for side access and a door leading into the garage.

Garage and Parking
There is a single garage to the side of the property with power and light, with driveway parking for four vehicles in front.

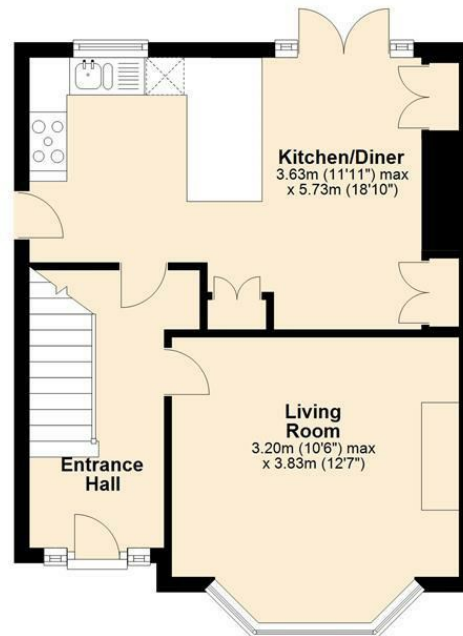
Buyer Notes
In line with current AML legislation, all prospective buyers will be asked to provide identification documentation and we would ask for your co-operation in order that there will be no delay in agreeing the sale.





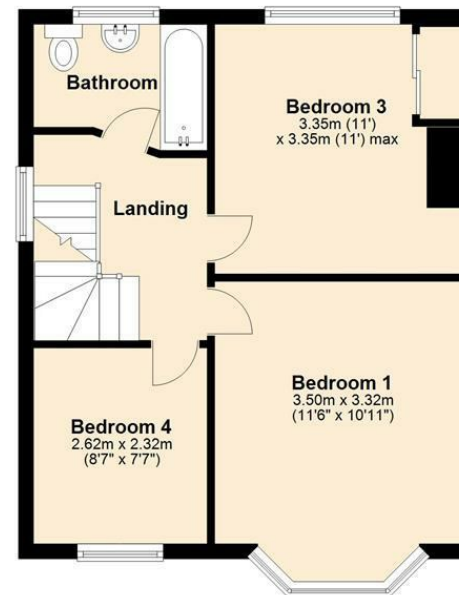
Ground Floor

Approx. 39.5 sq. metres (424.9 sq. feet)



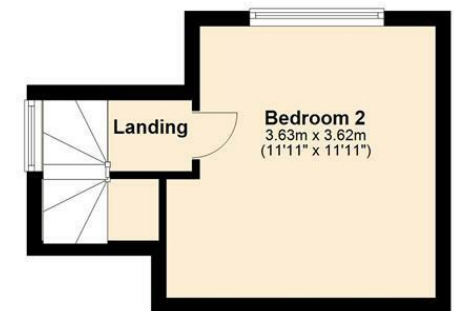
First Floor

Approx. 40.2 sq. metres (433.2 sq. feet)



Second Floor

Approx. 15.8 sq. metres (170.1 sq. feet)



Total area: approx. 95.5 sq. metres (1028.2 sq. feet)

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.
Plan produced using PlanUp.



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For clarification, we wish to inform perspective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and rounded; they are taken between internal wall surface and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for carpets and furnishings. Formal notice is also given that all fixtures and fittings, carpets, curtains/blinds and kitchen equipment, whether fitted or not are deemed removable by the vendor unless specifically itemised within these particulars.