20 Beechwood Close, Little Chalfont,
Buckinghamshire, HP6 6QU
ROBSONS
RESIDENTIAL SALES

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A 3-bedroom semi-detached house, positioned in a sought-after cul-de-sac, featuring generous living accommodation and a garden spanning over 100 foot in length. Chalfont and Latimer train station and local amenities are within a convenient walk, whilst the local recreation ground, Westwood Park, and the scenic Chess Valley trails are also nearby. Excellent potential to extend, to create a spacious & bespoke family home (STPP). Freehold. EPR: D

Set in the picturesque Chilterns, Little Chalfont is a small, attractive and well connected Buckinghamshire village providing a superb balance between commuter convenience (the Metropolitan and Chiltern lines offering prompt service to Central London, only 0.3 mile walk from the property) and easy access to the surrounding countryside, with Westwood Park and walks into the picturesque Chess Valley nearby. Independent businesses are at the heart of the village shopping parade, with a lovely selection of artisan coffee shops, restaurants, and recently refurbished 'Metropolitan' gastro pub. High street brands include Tesco Express for those everyday essentials. Little Chalfont is within an area of highly regarded schooling at both primary and senior level including the renowned Dr Challoners Grammar Schools (girls' school in the village of Little Chalfont and boys school in nearby Amersham).

Viewing by appointment only via

Robsons Estate Agents
Station Approach
Little Chalfont
Buckinghamshire
HP7 9PR
Tel: 01494 766304
email: littlechalfont@robsonsbucks.com

Directions: From our Little Chalfont office turn left onto the A404 and continue under the railway bridge. Take first left into Chalfont Avenue and then second right as a continuation of Chalfont Avenue. At the T-junction turn left onto Elizabeth Avenue and take the second turning on the left into Beechwood Close. The property can be found on your left.

* The particulars of Sale have been prepared as a general guide only. We have not carried out a detailed survey of the structure or tested the services, equipment and appliances and interested parties should commission their own reports. Room sizes are approximate and should not be relied upon when ordering carpets, curtains or other furnishings. Garden and site measurements are approximate and boundaries have been measured as fenced or taken from the Ordinance Survey via Promap or both. Purchasers should seek confirmation of the legal boundaries from their solicitor prior to proceeding with a purchase.
* Robsons for themselves and for the vendors or lessors of this property give notice that; (i)the particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them;(iii) no person in the employment of Robsons has any authority to make or give any representation or warranty whatever in relation to this property

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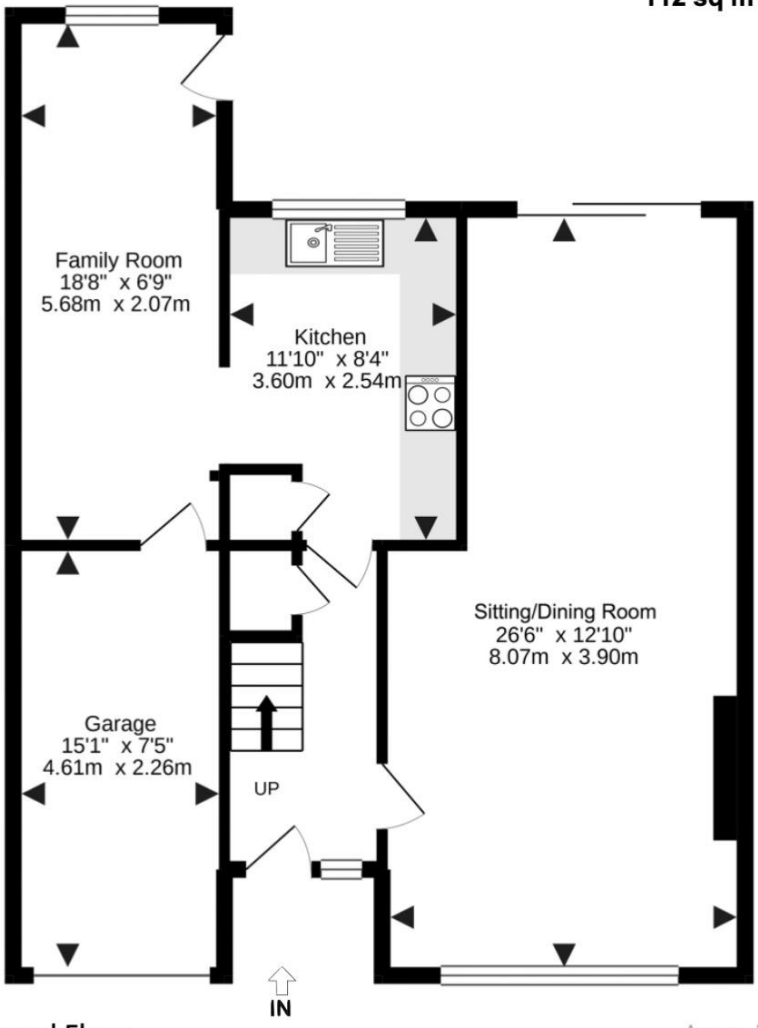
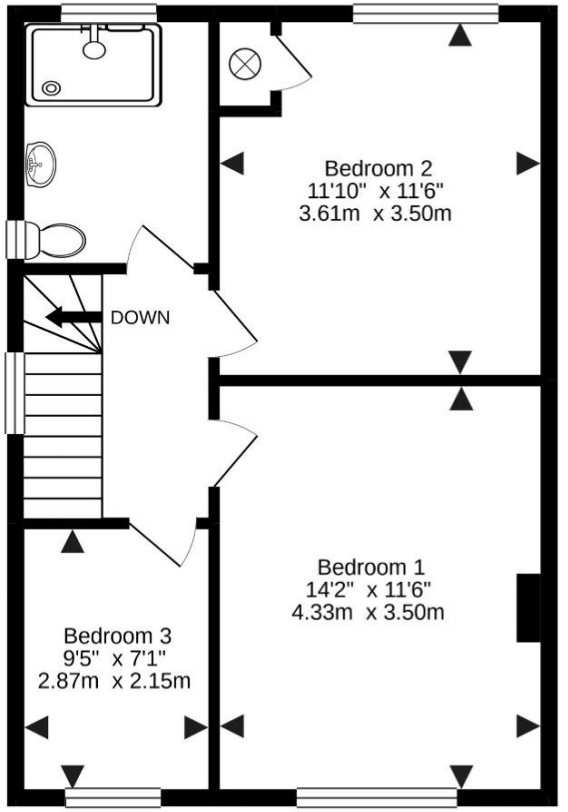
Approx. Gross Area
112 sq m – 1209 sq ft



Ground Floor

Approx. Floor Area 719 Sq.Ft. (67 Sq.M)



First Floor

Approx. Floor Area 491 Sq.Ft. (46 Sq.M)

This floor plan is provided by Expert Survey Solutions Ltd and is for indicative guidance only. Whilst every attempt has been made to ensure the accuracy of the floor plans contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement. Details shown on this floorplan including all measurements, areas and proportions cannot be guaranteed by either the provider or Robsons and should not be relied upon. If there is any area where accuracy is required, please contact the selling agent for clarification.

Cupboard doors and worksurface updated since this image was taken.