



Weston Road
Aston Clinton | Buckinghamshire | HP22 5EP



bonners & babingtons

An extended 3 bedroom semi detached property in need of refurbishment but with huge potential for improvement. Garage and parking for several vehicles. Lovely views over farmland to the rear.

IN NEED OF MODERNISATION



- 3 Good Size Bedrooms
- Semi Detached
- Extended
- 3 Reception Rooms
- Double Glazing
- Gas Central Heating
- Large Rear Garden
- Garage
- Parking for Several Vehicles
- Backs onto Farmland

AWAITING FLOOR PLAN



A wonderful opportunity to buy a property in need of upgrading. The property is of good proportions and could become a stylish home once various works have been conducted.

Accommodation briefly comprises of living room with bay window, dining room, family room, kitchen, 2 double bedrooms and one single bedroom. Family bathroom.

The property benefits from double glazing and gas central heating but needs redecoration, re-carpetting and improvement throughout. Ample parking.

Aston Clinton is a much sought after village in the county of Buckinghamshire. It boasts local shops, schools and public houses as well as numerous amenities including, Doctors Surgery, Dentist, Hotel & Inn, Restaurants, Veterinary Surgery & Kennels and Churches. The village caters for cricket, football, tennis and bowls among other sports and there are numerous golf courses nearby. Dog lovers enjoy the many inspiring walks that are easily reachable.

Buckinghamshire is renowned for its schooling with the property being in the catchment area for Aston Clinton combined school, the grammar schools in Aylesbury and the popular John Colet Upper School in Wendover. In the independent sector are Berkhamsted Collegiate, Tring Arts Educational School and Stowe School. Three miles distant is Tring from where trains reach London Euston in 40 minutes. Aylesbury & Wendover are both 4 miles distant with a main line train service running to Marylebone (45-50 minutes) Bus links to all towns.

Services: Electricity, Water, Gas, Drainage

Heating: Gas Central Heating

Tenure: Freehold

EPC summary: TBC

Postcode: HP22 5EP

Local Authority: Aylesbury Vale District Council

Council Tax: Band D

Directions : From Wendover, take the B4009 towards Aylesbury. Continue until reaching the roundabout for Weston Turville where you should turn right onto Marroway. Continue through Weston Turville towards Aston Clinton where the road becomes Weston Road. The property can be found on the left hand side. Postcode for sat nav is HP22 5EP

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only.



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