



Flamstead Farm
Ashley Green

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Offers In Excess Of £775,000

entrance hall | kitchen/dining room | living room | WC | utility space | bedroom | family bathroom | first floor landing | bedroom with ensuite bathroom | further bedroom | rear garden | double garage with first floor studio/storage | parking | NO CHAIN

Enjoying a delightful courtyard setting surrounded by beautiful open countryside, this charming Grade II listed cottage offers an abundance of character with the benefit of a southerly aspect garden.

A vaulted living room features exposed beams, herringbone parquet flooring, and an impressive fireplace with wood-burning stove. The kitchen/dining room includes traditional cabinetry with wooden worktops, flagstone flooring, and space for a range cooker. A compact utility area and separate WC are accessed from the hallway.

A double bedroom and the family bathroom are located on the ground floor. The first floor comprises a large characterful bedroom with ensuite bathroom, and a further double bedroom with feature brick fireplace.

Outside, a charming southerly facing established rear garden includes a paved terrace with pizza oven, leading to a large lawn with feature pond. There is a gravelled parking area to the front plus a separate double garage with excellent space above, which provides a great option for a home office. Flamstead Farm is a private gated development on the fringes of Ashley Green and benefits from being in the Bucks education catchment area.

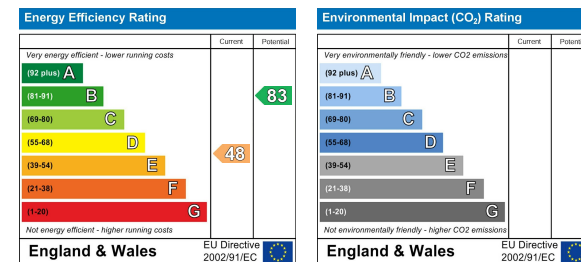
Services

Gas fired boiler serving domestic hot water and heating. Mains gas, electricity and water. Septic tank. Council tax band C (Chiltern).

Situation

Ashley Green is situated between Chesham and Berkhamsted and offers a village community with church, village hall and public house. For commuters, the A41 offers good connections to both the M1 and M25, and the stations at Berkhamsted, Hemel Hempstead and Chesham provide fast and frequent services to London. The property falls within the catchment for Chesham Grammar and Dr Challoners Boys and Girls Schools.

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