



8 Spring Meadow,
Dorton, Buckinghamshire,
HP18 9NL

£1500 PCM



A Three Bedroom Link-Detached House Situated In A Quiet Cul-de-Sac Adjoining Farmland, There Is Also An Attached Garage, Off Road Parking, Front & Rear Gardens, Decking, UPVC Double Glazing And Oil Fired Central Heating.

8 Spring Meadow is a modern property, entrance into the hallway is via a covered porch into the hallway. The kitchen is to the right with matching base and wall units complete with an electric oven. The sitting/dining room has a working fireplace with a patio doors opening onto the decked area with lawn beyond. A cloakroom completes the ground floor. Upstairs there are three bedrooms, with the main having built in wardrobes. The bathroom has a white suite with a shower over the bath and a heated towel rail. Outside the front is a single garage with driveway parking, allowing gated access to the enclosed rear garden. The property benefits from oil fired central heating to radiators; UPVC framed double glazed windows and external doors. This lovely village property offers quiet country living adjacent to fields with far reaching open views.

EPC = D Council Tax Band E

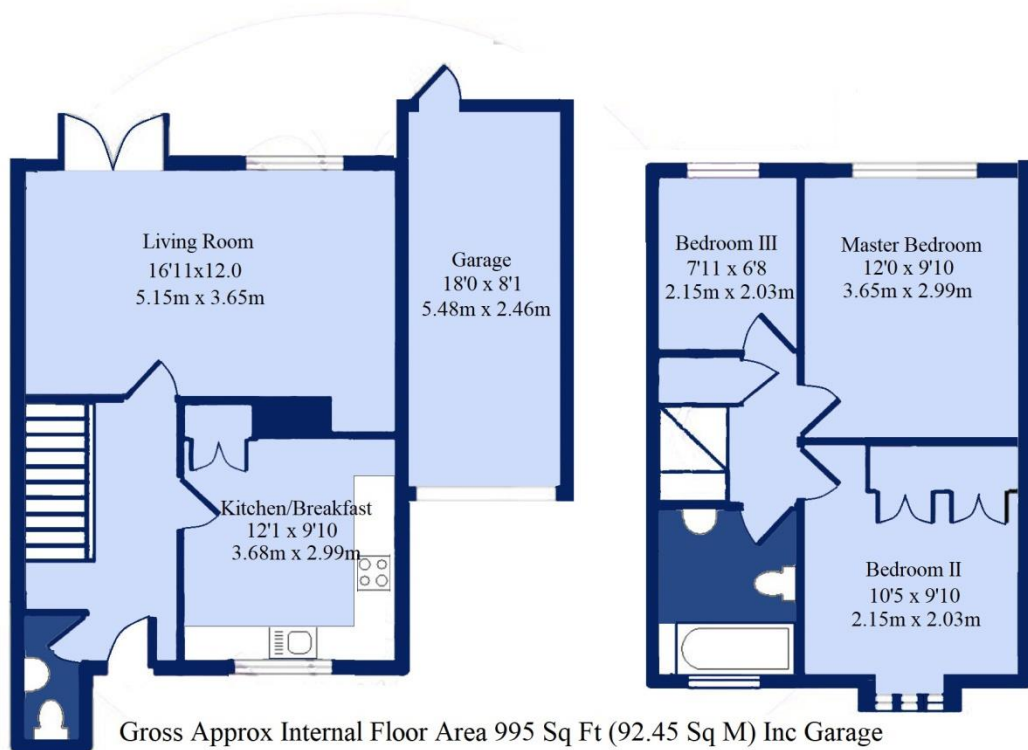
Situation

Dorton is a small and pretty village with a Church of England parish church thought to date back to the 12th Century, and a Grade I Listed Jacobean mansion called Dorton House which is used for a preparatory school, Ashfold School, and can be hired for civil wedding ceremonies, private parties and corporate events. The village is situated approximately 5 miles north of Thame, between Chilton and Brill, approximately 3 miles from the larger village of Long Crendon where a variety of shops, doctors surgery, primary school, pubs, restaurants etc can be found. The A41 is a few miles away giving easy access to Bicester, Aylesbury and the M40. The Chiltern Line to Marylebone stops at Aylesbury Parkway off the A41 also.

The property comprises the following with all dimensions being approximate only. Please note that Reaston Brown has not tested appliances or systems and no warranty as to condition or suitability is confirmed or implied. Any prospective purchaser is advised to obtain verification from their Surveyor or Solicitor.







Gross Approx Internal Floor Area 995 Sq Ft (92.45 Sq M) Inc Garage

8 Sring Meadows, Dorton, Buckinghamshire, HP18 9NL

All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and therefore cannot be regarded as a representation by the seller.



Costs:-

Holding Deposit 1 week's rent (calculated as monthly rent x 12 ÷ 52)

Rent in advance = One Months Rent

Deposit 5 week's rent (calculated as monthly rent x 12 ÷ 52 x 5)

If you provide misleading information on you pre application form or withhold/ delay the referencing process you may forfeit your holding deposit

Viewing is Strictly by Appointment through Reaston Brown

DIRECTIONS: Turn Left from Reaston Brown's office, drive along the High Street turning left at the mini roundabout into North Street, right at the next mini roundabout onto Aylesbury Road, and second exit at the main roundabout towards Long Crendon. Proceed through the village turning right at Carters Lane, Proceed through Chilton following the signs to Dorton, Spring Meadow will be found on the right hand side, the property is at the bottom on the right.

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