



8 Fennels Farm Road, Flackwell Heath

£700,000



Robertsons

# 8 Fennels Farm Road

Flackwell Heath, High Wycombe

A spacious, extended chalet bungalow which is within a short level walk of the village centre. Entrance hall, Sitting room, Dining room, Kitchen/breakfast room, Three ground floor bedrooms, Wet room, First floor bedroom and bathroom, Gas central heating, Double glazing, Garage and parking, Attractive rear garden.

Council Tax band: E

Tenure: Freehold





#### **Entrance hall**

Wooden flooring, radiator, three wall light points, built in storage cupboard, airing cupboard housing foam clad hot water cylinder,

#### **Dining room**

Fireplace with fitted gas flame effect fire, radiator, three wall light points, windows to front and side

#### **Sitting room**

Attractive fireplace with gas flame effect fire, two radiators, three wall light points, stairs to first floor with understairs storage cupboard, double doors to garden, wooden flooring

#### **Kitchen/Breakfast room**

Fitted with a range of eye and base level units incorporating sink unit with mixer tap and drainer, built in four ring hob with extractor over, built in Hotpoint double oven, space for fridge, space and plumbing for washing machine, space and plumbing for dishwasher, part tiled walls, tiled flooring, down lighters, space for table, door to side, window to rear

#### **Bedroom 1**

With a range of fitted wardrobes, wooden flooring, window to front

#### **Bedroom 2**

Radiator, wooden flooring, window to side

#### **Bedroom 3**

Radiator, wooden flooring, window to rear

#### **Wet room**

Fitted Mira shower, low level W.C., wash hand basin, shaver light/point, tiled walls, heated towel rail, window to rear

#### **First floor**

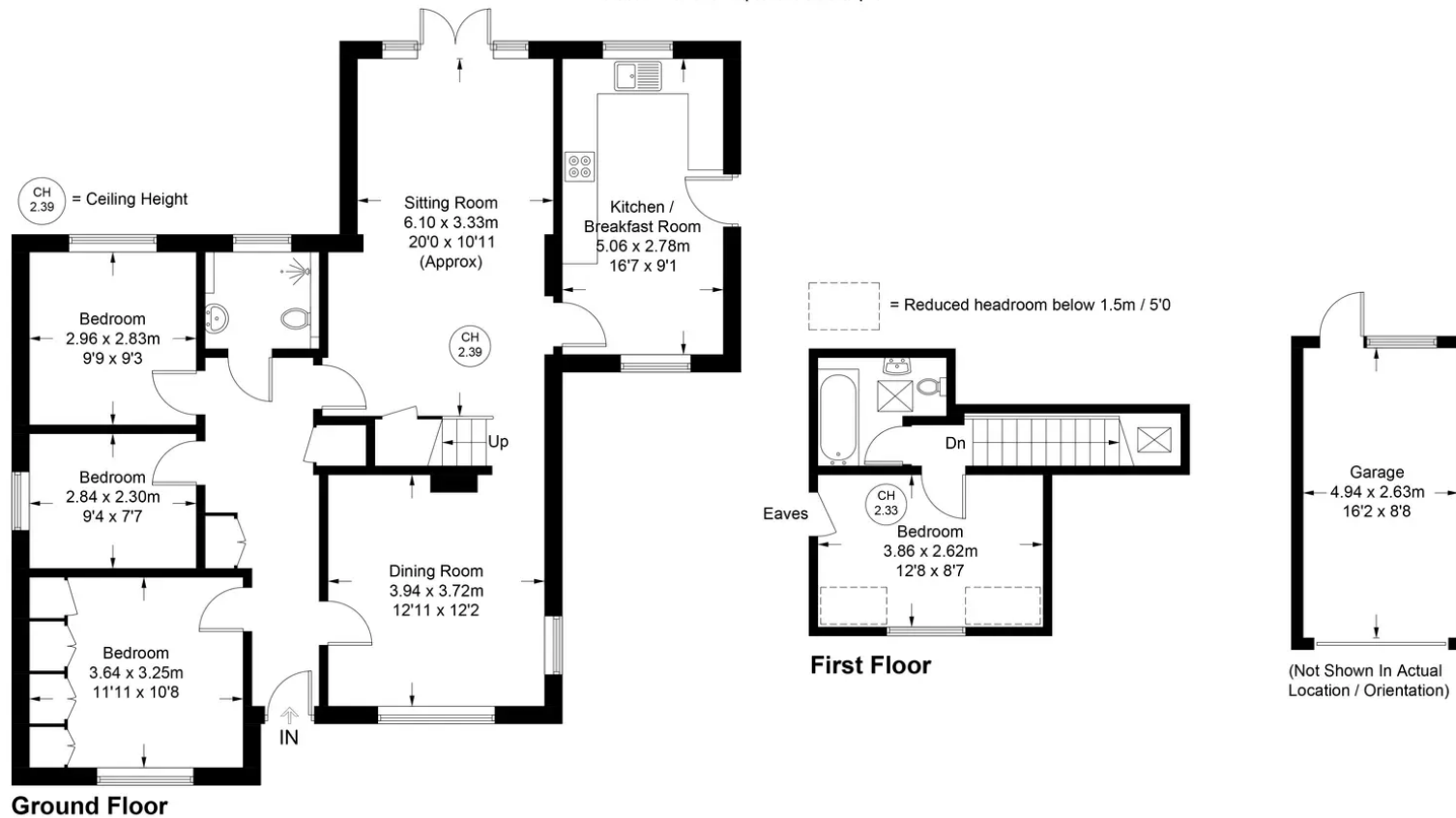
#### **Landing**

Velux window to side

#### **Bedroom 4**



Approximate Gross Internal Area  
 Ground Floor = 98.4 sq m / 1059 sq ft  
 First Floor = 18.2 sq m / 196 sq ft  
 Garage = 13.1 sq m / 141 sq ft  
 Total = 129.7 sq m / 1396 sq ft



Floor Plan produced for Robertsons by Media Arcade ©.  
 Illustration for identification purposes only. Window and door openings are approximate. Whilst every attempt is made to assure accuracy in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

# Robertsons Estate Agents

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