



## FORMER PUBLIC HOUSE IN SOUGHT AFTER VILLAGE OF CHARTRIDGE

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The Bell Public House, Chartridge Lane, Chesham, HP5 2TF

**ROBSONS**

LAND & NEW HOMES



# The Bell Public House, Chartridge Lane, Chartridge, Chesham, HP65 2TF

- 3025 SQFT ATTRACTIVE TRADITIONAL COUNTRY PUB • BEAMED CEILINGS & OPEN FIRE • BEER GARDENS TO SIDE AND REAR • 2 BAR AREAS
- DINING AREA • FITTED KITCHEN • SERVERY • GUEST CLOAKROOMS • COOLER CELLAR • 4 BEDROOMS & BATHROOM TO 1ST FLOOR •
- SERPARATE CAR PARK OPPOSITE • VACANT POSSESSION • EPC B • DEVELOPMENT POTENTIAL SUBJECT TO PLANNING •

A former Public House in Cartridge, which is a semi-rural ribbon village located in the lower Chiltern Hills about two miles North West of Chesham. There is a 18 hole golf course, Village Hall, Village Shop, an excellent Primary School, bus service to Chesham and a wealth of footpaths and bridleways offering spectacular walks in this area of outstanding natural beauty.

Chesham offers multiple shopping facilities and amenities with local farmers markets in its pedestrianised high street, as well as the Metropolitan Line underground station for direct access to London. The Chiltern Line to London Marylebone can also be easily accessed from Little Chalfont or Amersham or for those preferring to travel into London Euston, the London Northwestern line can be picked up from Berkhamsted.

The area is renowned for its excellent educational facilities including Chesham Grammar school (mixed), Dr Challoner's Grammar School for boys in Amersham and for Dr Challoner's High School for girls in Little Chalfont. For Independent schooling there is Berkhamsted School and Chesham Preparatory, along with The Beacon School and Hetherton House both in Amersham.

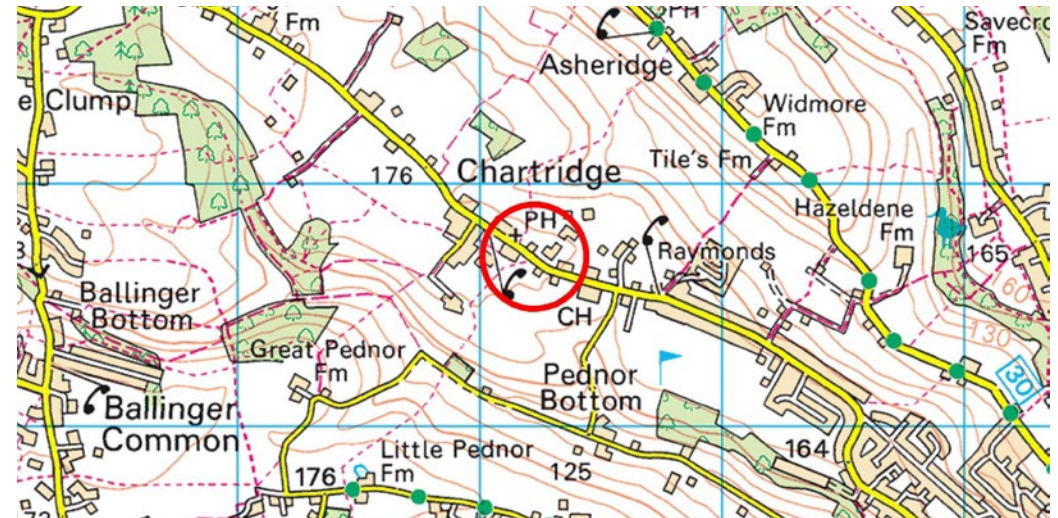
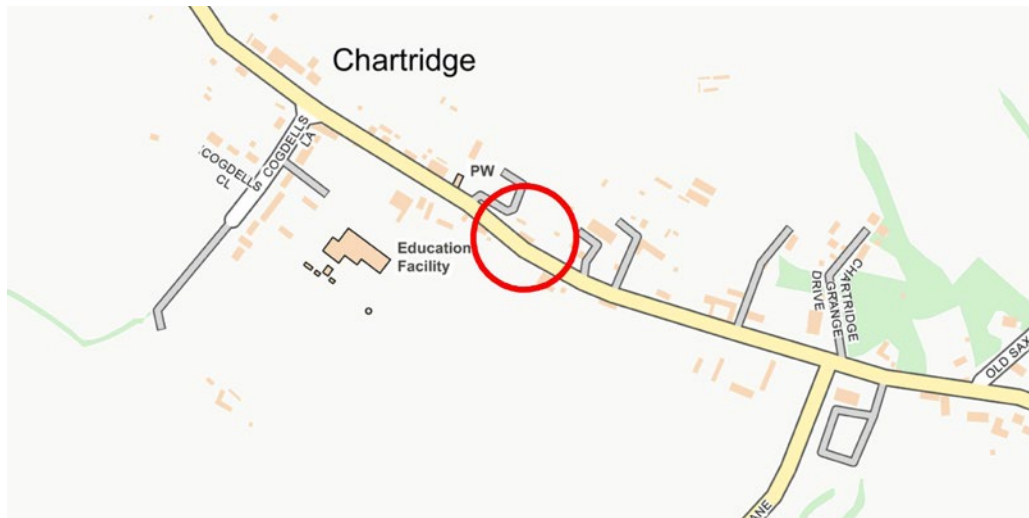
**Guide Price:** £500,000 plus VAT

**Tenure:** Freehold

**Energy Efficiency Rating:** B

**Local Authority:** Buckinghamshire Council

nb: the OS plan is indicative only



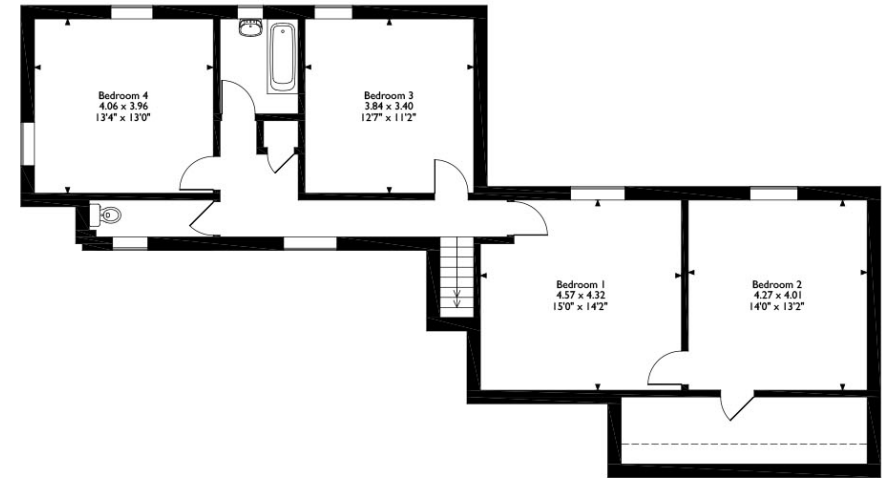


# The Bell, Chesham

## Approximate Gross Internal Area Main House = 281 Sq M / 3025 Sq Ft



**Ground Floor**



**First Floor**

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.



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West

The Bell  
(PH)

Gamage  
Cottage

Mr Gamage  
Cottage

Mere

Mapletree  
Cottage

Pond

The Portobello  
Arms

Grass Vergo  
Cottage

0m 10m 20m 30m

Promap  
LANDMARK INFORMATION