

**Maybury, 27 Long Park, Chesham Bois,
Amersham, Buckinghamshire, HP6 5LA**



ROBSONS
RESIDENTIAL SALES

Maybury, 27 Long Park, Chesham Bois, Amersham, Buckinghamshire, HP6 5LA

A classic detached period house of immense character and charm situated in this highly regarded and sought-after location in the heart of Chesham Bois and enjoying a delightful tree studded outlook to the rear. Maybury offers generous family accommodation with a wonderful reception hall, well-proportioned reception rooms and a large open plan family/kitchen/dining room opening out to the rear. There are five good bedrooms arranged over two floors and a superb, mature garden with area of woodland. Freehold - EPR: D - Council Tax Band: G

Set in the picturesque Chilterns, Amersham is a vibrant town which offers a perfect balance between commuter convenience (the Metropolitan and Chiltern lines offering prompt services to Central London are located only approx. 1 mile from the property) and easy access to the surrounding countryside. There are two distinct areas: Old Amersham, set in the valley of the River Misbourne, which contains the 13th century parish church of St. Mary's and several old pubs, coaching inns and boutique shops; and Amersham-on-the-Hill, which grew rapidly around the railway station in the early part of the 20th century which now contains the main shopping area with high street brands such as Waitrose, Marks & Spencer and Boots, as well as a variety of eateries and coffee shops. Amersham boasts the new Lifestyle Centre (brand new state-of-the art leisure centre with spa facilities). The property benefits from easy access to highly regarded schooling at both primary and senior level, including the renowned Dr Challoner's Grammar Schools (Boys & Girls), Chesham Grammar School and Amersham School. Independent schooling is also very well catered for with The Beacon School (Boys) for Nursery – Year 8, Heatherton (Girls) and Chesham Prep (Mixed) for Nursery – Year 6; whilst senior schooling can be found at Berkhamsted School (Boys & Girls), Royal Masonic (Girls) & Pipers Corner (Girls) all within 8 miles.



Viewing by appointment only

via

Robsons Estate Agents

19 Hill Avenue

Amersham

Buckinghamshire

HP6 5BD

Tel: 01494 724999

email: property@robsonsbucks.com



Directions: From our office, proceed up Hill Avenue, turning right at the mini-roundabout onto Sycamore Road. Proceed past the shops, going straight over the next double mini-roundabout into Chesham Bois Village. Continue along Bois Lane and at the crossroads after the Village Centre turn left into Green Lane and left into Long Park and the property can be found just on the right-hand side.


* The particulars of Sale have been prepared as a general guide only. We have not carried out a detailed survey of the structure or tested the services, equipment and appliances and interested parties should commission their own reports. Room sizes are approximate and should not be relied upon when ordering carpets, curtains or other furnishings. Garden and site measurements are approximate and boundaries have been measured as fenced or taken from the Ordinance Survey via Promap or both.

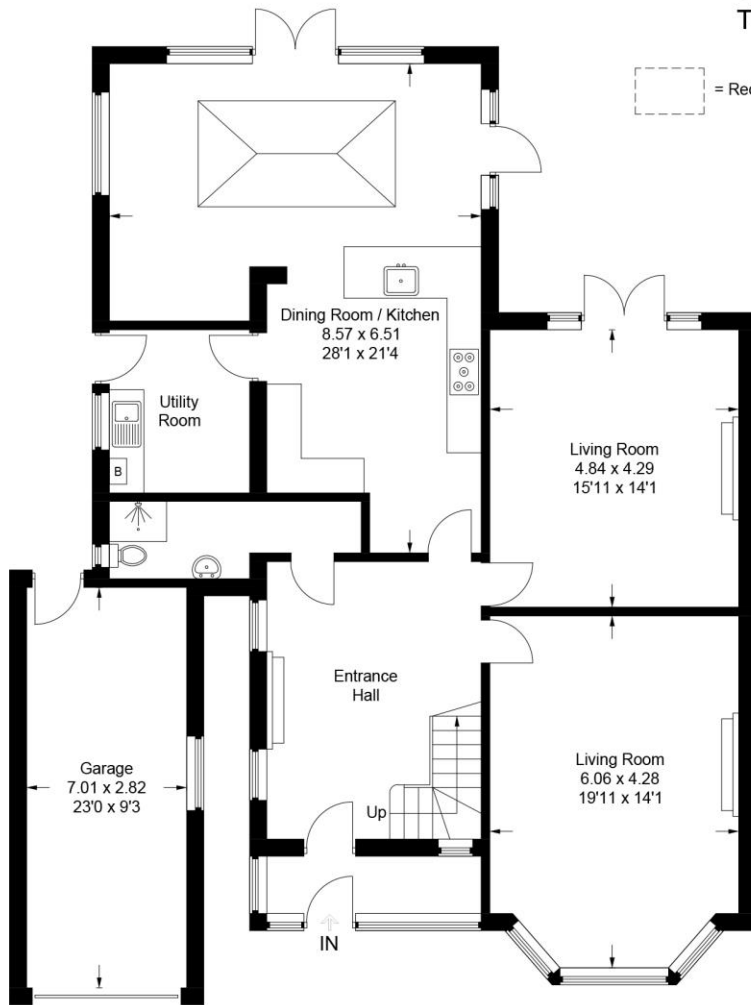
Purchasers should seek confirmation of the legal boundaries from their solicitor prior to proceeding with a purchase.

* Robsons for themselves and for the vendors or lessors of this property give notice that; (i) the particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Robsons has any authority to make or give any representation or warranty whatever in relation to this property

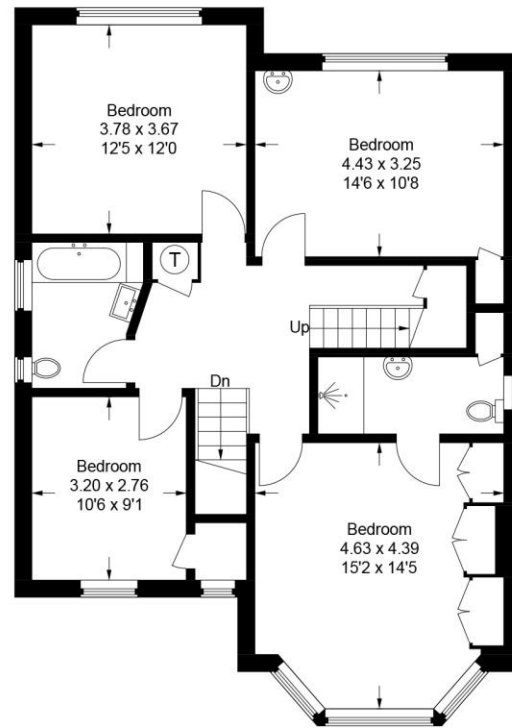
Maybury, 27 Long Park, Chesham Bois, Amersham HP6 5LA

Approximate Gross Internal Area
 Ground Floor = 129.8 sq m / 1,397 sq ft
 First Floor = 84.7 sq m / 912 sq ft
 Second Floor = 17.2 sq m / 185 sq ft
 Garage = 19.7 sq m / 212 sq ft
 Total = 251.4 sq m / 2706 sq ft
 (Excluding Eaves)

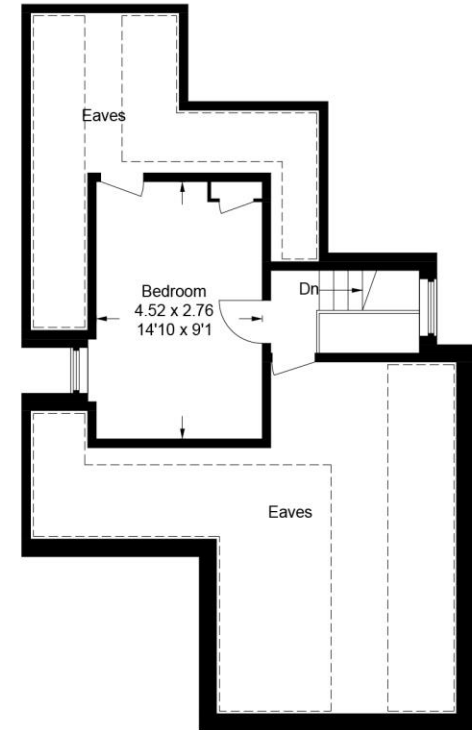
 = Reduced headroom below 1.5m / 5'0"



Ground Floor



First Floor



Second Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

