



Rosedene, North End Road

Buckingham

£575,000









## Rosedene

North End Road, Buckingham

Spacious 4 bed detached bungalow with field views, en-suite, studio, planning for extension, garage, driveway, EV charger fitted and an enclosed garden with a full width patio area, ideal space for entertaining. Ideal for families or single storey living.

Steeple Claydon offers an excellent range of village amenities, including a Co-op supermarket, doctor's surgery, dentist, community café, bakery, library, and a selection of takeaways. The village also benefits from a primary school and an active football club, all set within attractive surrounding countryside with plenty of scenic walking routes.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating:

EPC Environmental Impact Rating:

Wil  
PRO



### Entrance Hallway

- Welcoming hallway with parquet style entrance flooring, carpeted flooring to the remainder and studio spotlights.
- Provides access to lounge/diner, all four bedrooms, bathroom and WC.

### Bedroom Three

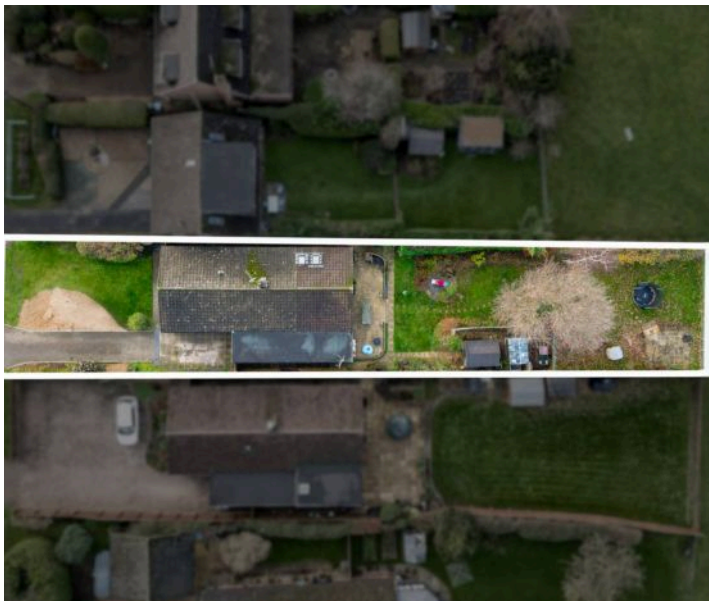
- Carpeted double bedroom with side window and wall-mounted radiator.
- Features studio spotlights and space for a queen-sized bed.

### Bathroom

- Fully tiled bathroom with frosted window, wood-effect flooring and radiator.
- Includes vanity basin and panelled bath with overhead shower.

### Cloakroom

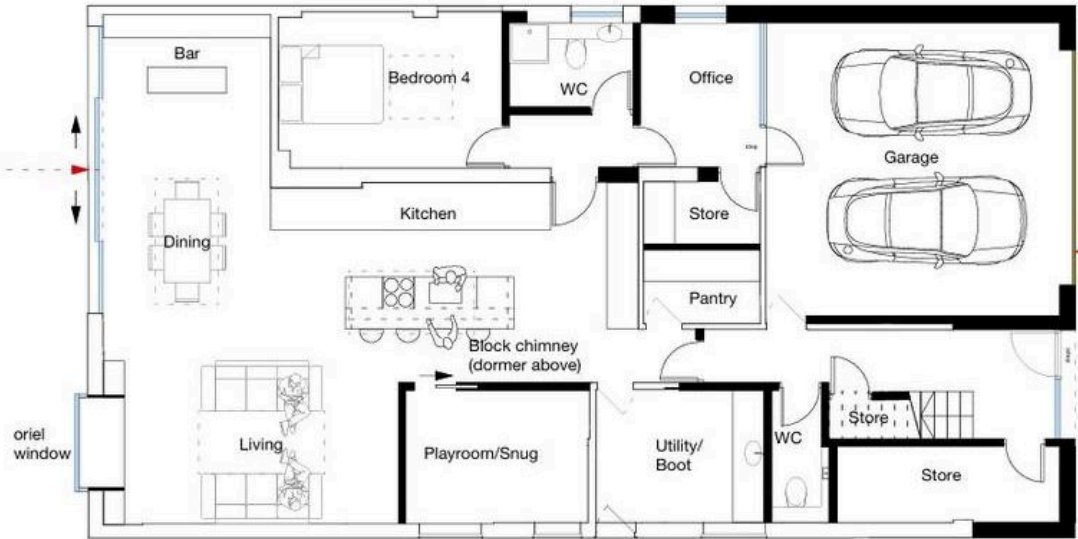
- Practical cloakroom with WC, hand basin and parquet style flooring.
- Benefits from side access door, radiator and ceiling light.







Amendment to 20/03882/APP:  
Increased opening for views to garden



Ground Floor Plan

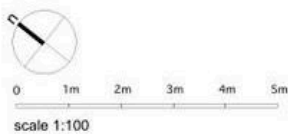
Amendment to 20/03882/APP:  
Front elevation mirrored to previous  
proposal and internal changes to  
accomodate the change

Amendment to 20/03882/APP:  
New position of proposed rooflights



First Floor Plan

Amendment to 20/03882/APP:  
Reposition of proposed dormers  
to accomodate mirrored front  
elevation and internal changes







### Master Bedroom & En Suite

- Spacious double bedroom with front-facing window, storage cupboard and direct access to en suite.
- En suite includes tiled walls, enclosed shower, vanity unit, WC and frosted window.

### Bedroom Two & Bedroom Four

- Bedroom two offers dual-aspect windows, carpeted flooring and space for a double bed.
- Bedroom four, currently an office, includes a side window and space for a single bed.

### Lounge / Diner

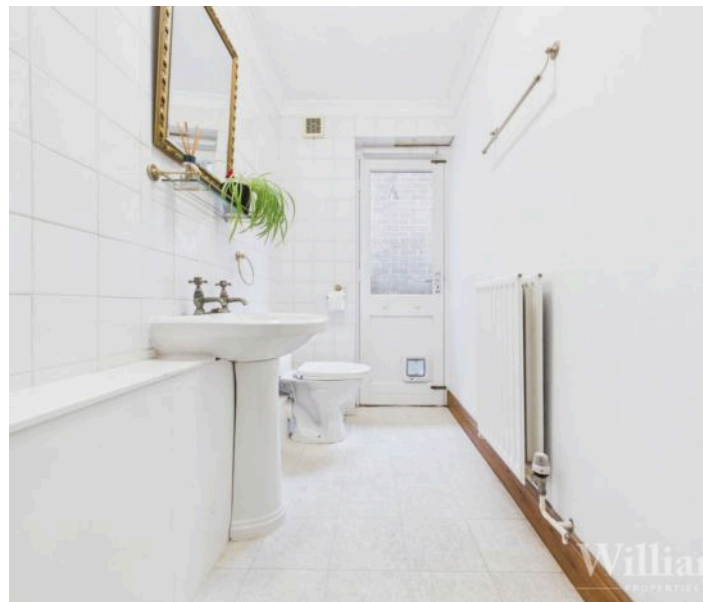
- Large open space with patio doors to the garden, exposed beams and elevated ceiling area.
- Features multiple radiators, varied lighting and ample room for living and dining furniture.

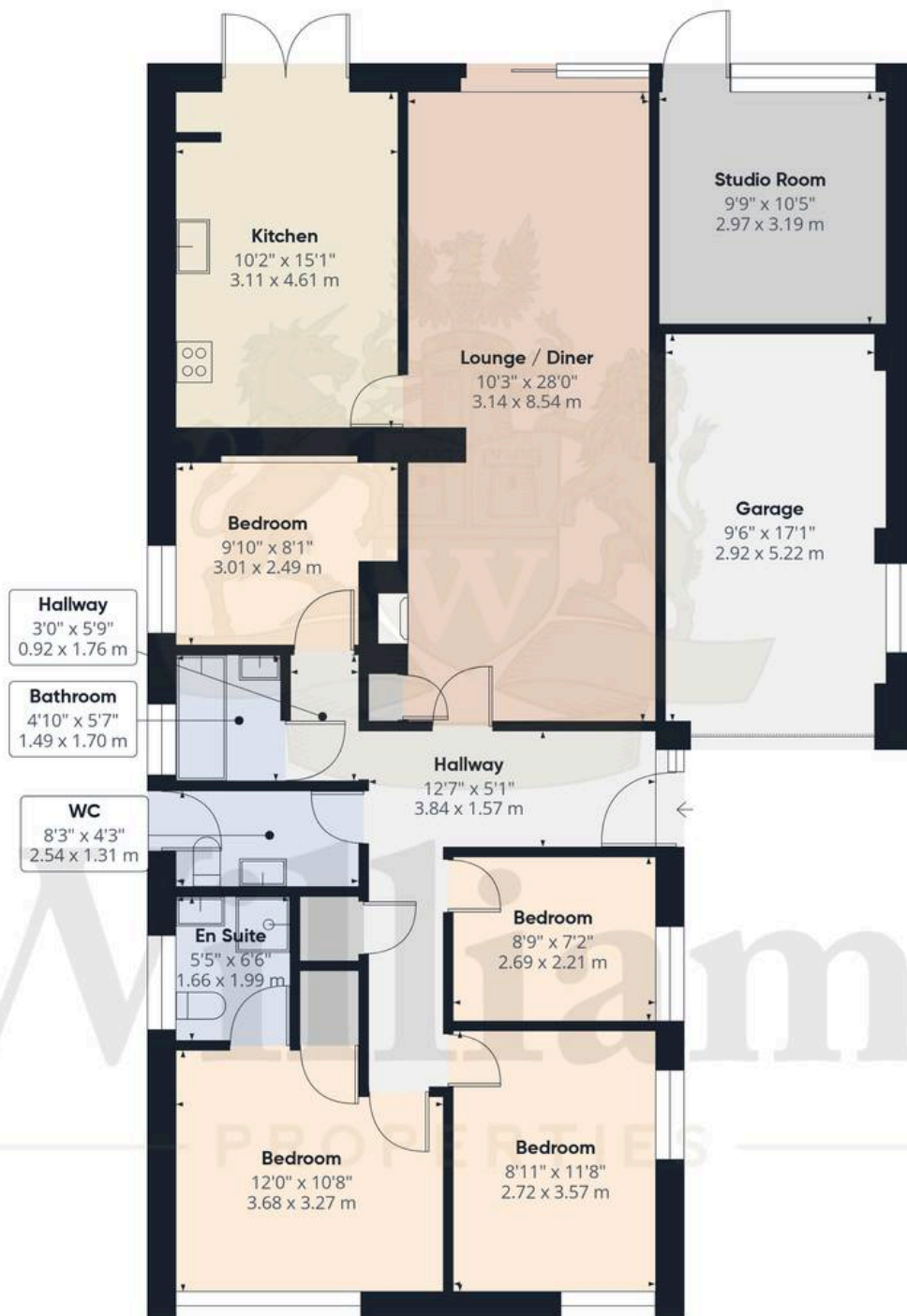
### Kitchen

- Well-equipped kitchen with skylights, garden access via double doors and extensive units.
- Includes integrated oven, gas hob, extractor and space for multiple appliances.

### Studio Room

- Versatile studio accessed from the garden, backing onto the garage.
- Features rear window, ceiling spotlights and flexible living or work space.





**Approximate total area<sup>(1)</sup>**

1356 ft<sup>2</sup>

125.8 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

**GIRAFFE360**

