

# HUNTERS®

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## Quarrendon Road, Amersham, Buckinghamshire, HP7 9EF Guide Price £550,000



A very well-presented three bedroom home conveniently situated less than a mile from the station and shops of Amersham within close proximity for highly regarded local schooling. This delightful property is suitable for a first-time buyer, discerning downsizer, buy-to-let investor or as a pied-à-terre. The bright and airy accommodation comprises: entrance hall, 15ft sitting room with bi-folding doors to the garden, 19ft kitchen dining room, ground floor shower room, three bedrooms and a family bathroom with underfloor heating. Externally, the property offers driveway parking to the front and gated side access to the westerly facing rear garden which is mainly laid to lawn with a patio area ideal for outdoor entertaining and alfresco dining. EPC Rating: C

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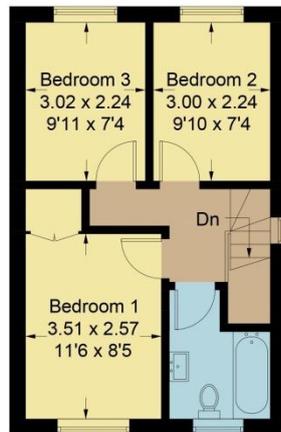
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Ground Floor



First Floor



**18 Quarrendon Road**

Approximate Gross Internal Area  
Ground Floor = 42.3 sq m / 455 sq ft  
First Floor = 34.5 sq m / 371 sq ft  
Total = 76.8 sq m / 826 sq ft

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.  
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**MATERIAL INFORMATION**

TENURE: FREEHOLD

COUNCIL TAX: BAND D

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