



Chartridge Lane

Chesham, Buckinghamshire, HP5

binks
estate agent

{The Particulars

Chartridge Lane
Chesham, Buckinghamshire, HP5

Guide Price: £890,000
Freehold

 **4 Bedrooms**
 **3 Bathrooms**
 **3 Receptions**

Features

- Attractive brick and flint fronted detached home,
- 4 bedrooms with 2 en-suites and separate family bathroom,
- 2 reception rooms and separate study,
- Located in a very sought-after location,
- Double glazed and gas fired central heating,
- Far reaching views to the front aspect,
- Level Rear

Binks Estate Agents
Hill Avenue
Amersham, HP6 5BT
01494 434788
lettings@binksweb.com
www.binksweb.com

The Property

The Property:

The property features a spacious kitchen/family room, a separate lounge and dining room, and a study. Additional benefits include a family bathroom and two en-suite bedrooms.

Residents benefit from easy access to open countryside and Lowndes Park, ideal for scenic walks, with the local golf club also nearby.

The Location:

Chartridge Lane is a sought-after area, just a short drive from Chesham town centre. Chesham High Street offers a variety of independent shops, cafés, and major retailers, including Waitrose and Sainsbury's. Local amenities include a theatre, a leisure centre, and an open-air heated swimming pool.

The area is well-regarded for its excellent schools, including Chesham Grammar School, Chesham

Preparatory School, Dr Challoner's Grammar School in nearby Amersham, and Chiltern Hills Academy.

Chesham Underground Station (Metropolitan Line) provides convenient links to Central London and beyond, while the M25, M40, and A41 road networks offer easy access to surrounding areas.

Costs:

Council Tax: Buckinghamshire Council - Band G -
£4,093.63 PA (For the period 2025-2026)

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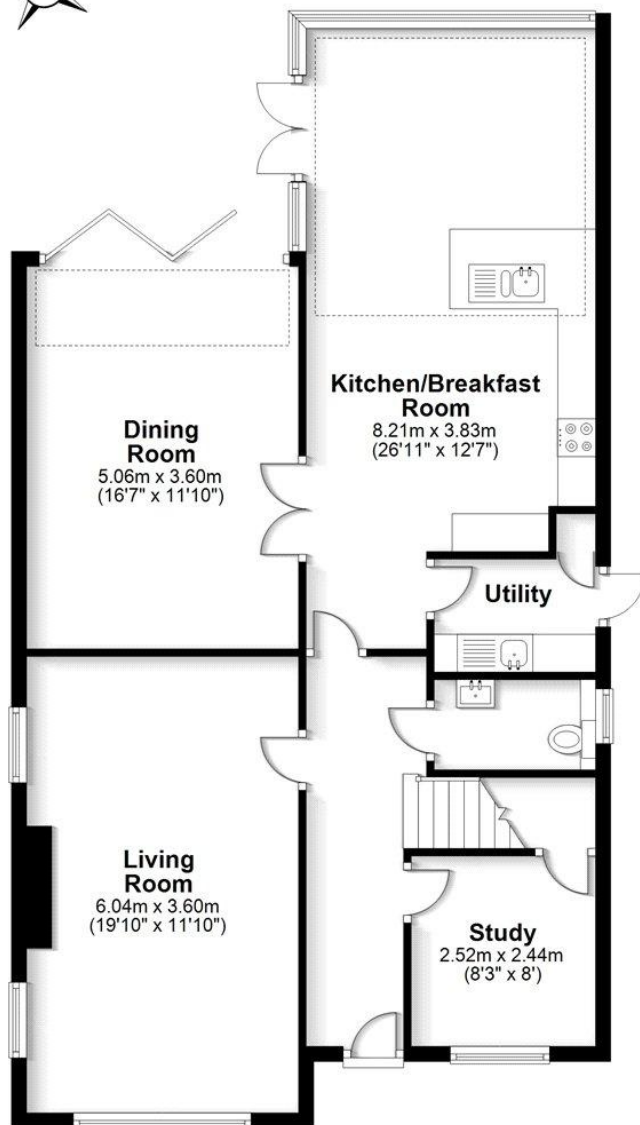
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{ A well-presented four-bedroom detached family home with an attractive brick and flint façade, offered to the market with no onward chain.



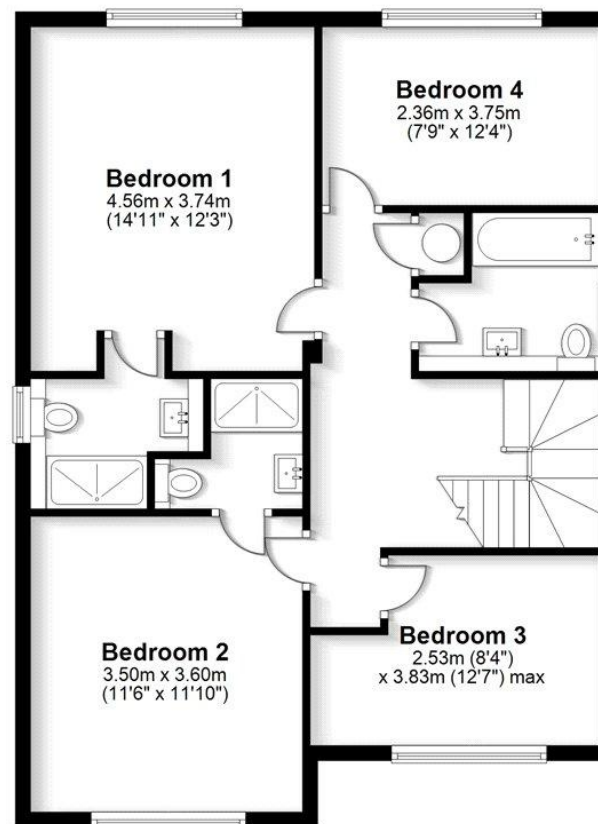
Ground Floor

Approx. 92.9 sq. metres (1000.4 sq. feet)



First Floor

Approx. 73.5 sq. metres (790.7 sq. feet)



Total area: approx. 166.4 sq. metres (1791.1 sq. feet)

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE - The position and size of doors, windows, appliances and other features are approximate only. Total area includes garages and outbuildings - © My Home Property Marketing - Unauthorised reproduction prohibited. Plan produced using PlanUp.

For Clarification

We wish to inform prospective purchasers that we have not prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc.

Accordingly, they should not be relied upon for carpets and furnishings. Formal notice is also given that all fixtures and fittings, carpeting, curtains/blinds and kitchen equipment, whether fitted or not, are deemed removable by the vendor unless specifically itemised within these particulars

