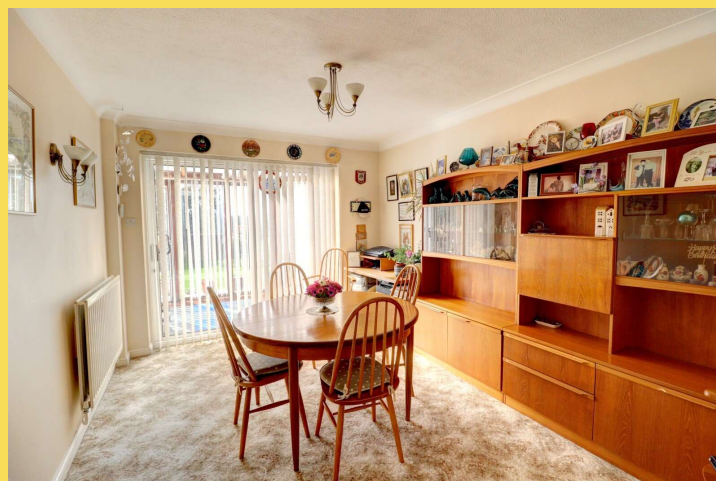


**2 Dean Way, Holmer Green, Buckinghamshire, HP15 6TR**      **Asking price £700,000 *Freehold***

A spacious Four-bedroom family home situated in the popular village of Holmer Green situated in a cul-de-sac location with no onward chain.

- Reception Hallway
- Bay windowed Sitting Room
- Separate Dining Room
- Kitchen
- Separate Utility Room
- Conservatory
- Bed 1 with En-suite
- 3 Further Bedrooms
- Family Bathroom
- Parking
- Garage
- Secluded Gardens
- EPC: D



Dean Way is a spacious 4-bedroom detached home and the accommodation in brief comprises of reception hallway with stairs to the first floor and access to a downstairs cloakroom. The bay windowed sitting room enjoys a feature fireplace with access to the spacious dining room and the conservatory beyond.

The conservatory is requiring attention and will need replacing sometime in the future. A spacious fitted kitchen is fitted in matching units overlooking the rear garden supplemented by a large separate utility room with access to the rear gardens and the garage.

On the first floor, there are 4 bedrooms with the main bedroom enjoying an en-suite shower room and there is also a family bathroom provided.

Outside to the front of the home is a private driveway serving the integral garage. The rear gardens comprise a full width patio area

with an area of lawn all enclosed by panel fencing ensuring a degree of privacy.

The house is located in a popular cul-de-sac location in the sought-after village of Holmer Green and is within walking distance to primary and secondary schooling along with the village centre where the common, pond, local shops and amenities can be found. For the commuter, Holmer Green is situated between Amersham, Beaconsfield and High Wycombe, where the mainline train station access can be found by providing links into London, Oxford and Birmingham respectively.

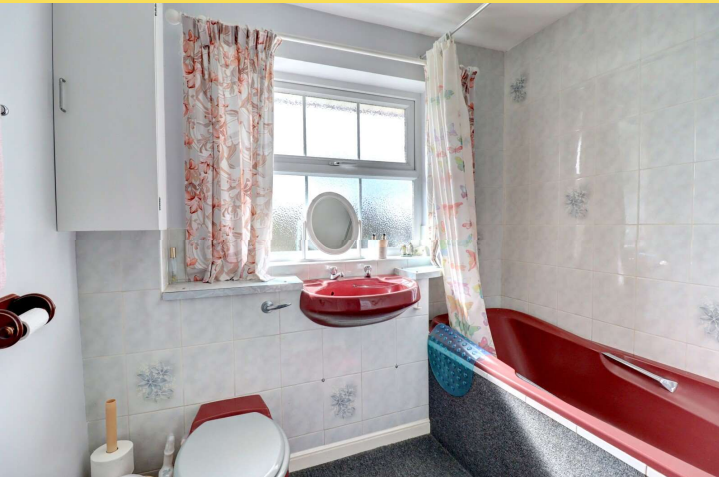
Freehold Notes  
Council Tax band G. EPC band D.

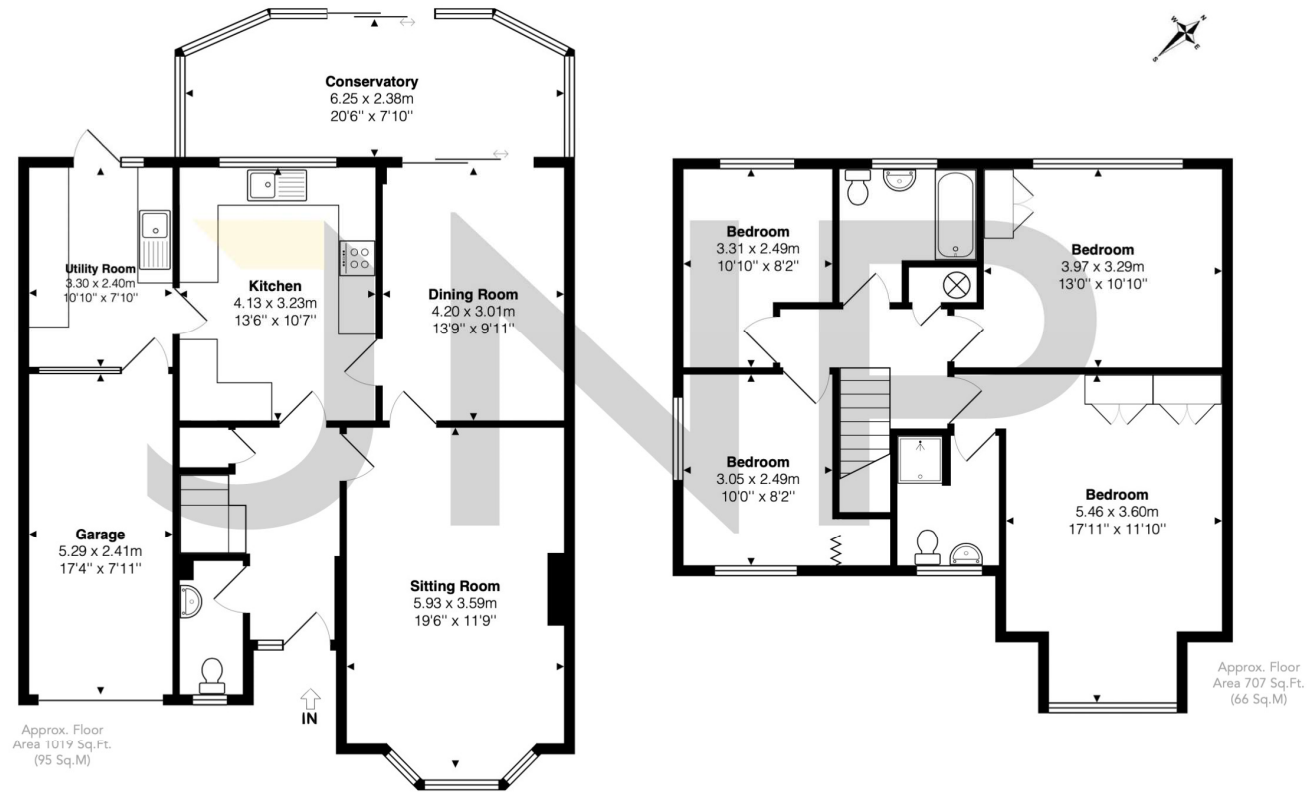
Agents Note

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AML Disclaimer

Please note it is a legal requirement that we require verified ID from purchasers before instructing a sale. Please also note we shall require proof of funds before we instruct the sale, together with your instructed solicitors.





The approximate total area for the elements of the property represented on the floorplan is 160 SqM (1727 Sq.Ft)

Dean Way, Holmer Green, High Wycombe, Buckinghamshire, HP15 6TR

This floor plan is provided by Expert Survey Solutions Ltd for indicative guidance only. Whilst every attempt has been made to ensure the accuracy of the floor plans contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement. Details shown on this floorplan including all measurements, areas and proportions cannot be guaranteed by either the provider or estate agency and should not be relied upon. If there is any area where accuracy is required, please contact the selling agent for clarification.

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