



The Gables
Haddenham

TIM RUSS
& COMPANY



6 The Gables Haddenham Buckinghamshire

A six bedroom link detached family home with spacious garden offering versatile accommodation in this sought after area of the village

£575,000



The Property

A six bedroom link detached property ideally situated in a quiet location but also close to many village amenities. Presented in good condition throughout the property offers flexible family living on a generous size plot. The accommodation comprises, entrance hall, cloakroom, light and airy kitchen diner with window to front; spacious sitting room, conservatory with patio doors to garden and utility room with door to garage and door to rear garden. To the first floor is the master bedroom overlooking the rear garden, a second double bedroom overlooking the front and four further bedrooms one of which is currently being used as a work/hobby room. There is also a family bathroom and a separate shower room.

Outside

The front of the property is laid to lawn with a small shrub area; there is a driveway with parking for two vehicles leading to a garage which is adjoined to the house. To the rear the private enclosed garden is facing and is mainly laid to lawn with various trees and shrubs, plus green house and large shed. There is also a paved patio area for al fresco dining and gated access to the front of the property.

Location

Haddenham is a thriving Buckinghamshire village situated between Thame and Aylesbury. The village facilities include a range of shops, health centre, dentist, library, vet, community centre, restaurants, post office, cafes and public houses. The historic market town of Thame is just three miles away and offers more extensive facilities including a sports centre, shops and supermarkets. For the commuter Haddenham and Thame Parkway provides a regular service to London, Marylebone (around 40 minutes). Junctions 7 & 8 of the M40 provide good access to London Heathrow and Birmingham Airports. There is excellent schooling in the area both in the public and private sectors as well as many countryside walks and bridleways to be enjoyed nearby.

Directions

From our office in Haddenham turn right onto Banks Road, pass the row of shops on your left, and turn right at the mini roundabouts onto Churchway. Proceed down Churchway, take the second turning on the left after the petrol station and the property will be on the right hand side.

Post code for Sat Nav: HP17 8AD

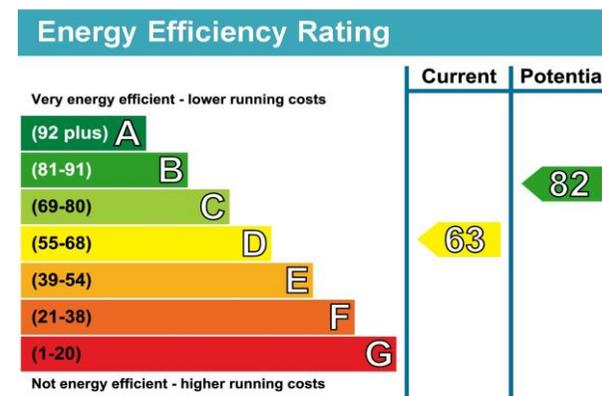
Viewings

Strictly by appointment only.

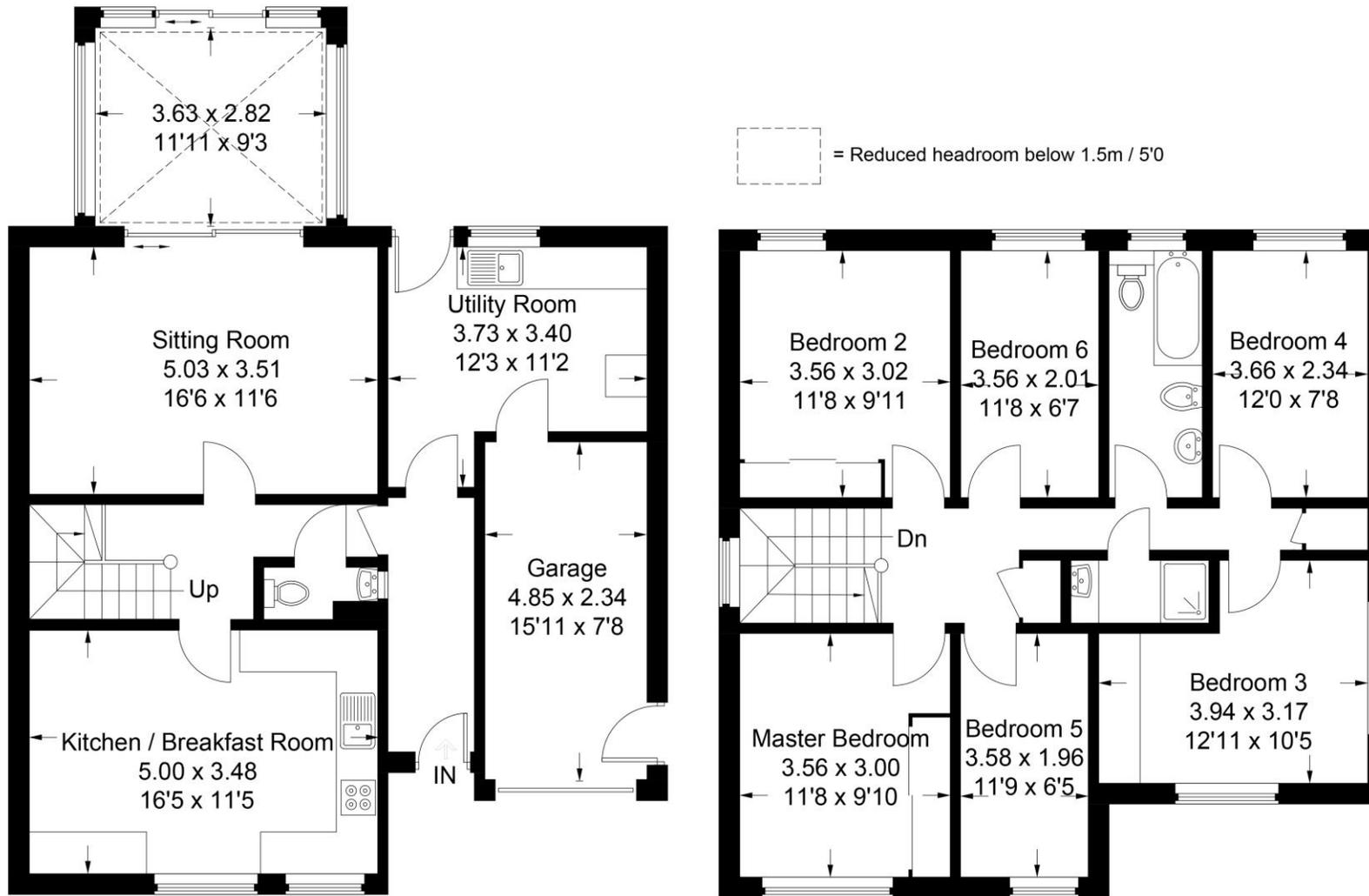
Mortgage

Contact your local Tim Russ & Company office who can introduce you to their professional financial advisor.

Ref: HAD/00163



Approximate Gross Internal Area
 Ground Floor = 85.8 sq m / 923 sq ft
 (Including Garage)
 First Floor = 76.7 sq m / 825 sq ft
 Total = 162.5 sq m / 1719 sq ft



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