

Lot 10

Willow Croft, Marsh Lane, Marsh, Aylesbury HP17 8SP

GUIDE PRICE: £790,000*



**IMPOSING DETACHED PROPERTY IN
APPROX 2.5 ACRES**

This extended single storey family home is situated in beautiful surrounds of approx. 2.5 acres within this most sought after hamlet. The property has a sweeping driveway with electronic gates, boasts five bedrooms, three bathrooms (two ensuite), separate cloakroom, a superb triple aspect sitting room with two sets of French doors, facing south across the gardens and views of open fields. Marsh is a much sought after hamlet with far reaching views towards the Chiltern Hills. The property is ideally situated within easy reach of Stoke Mandeville with its mainline station providing a fast service to London Marylebone. The historic towns of Wendover, Thame and Aylesbury are nearby providing a good choice of shops, bars and restaurants and further direct train links from Princes Risborough to London Marylebone and Birmingham. The educational facilities in the area have an excellent reputation covering all ages with good local primary and secondary state and private schools.

ACCOMMODATION

The property consists of 5 bedrooms, 4 bathrooms (two ensuite), Lounge and Kitchen/Diner.

TENURE

Freehold

LOCAL AUTHORITY & TAX RATING

Wycombe District Council 01494 461000
Council Tax Band G

VIEWING TIMES

By appointment through the Auctioneers

STARTING BID

FINAL BID

NOTES

SOLD **UNSOLD** **SOLD PRIOR** **WITHDRAWN**