



2 Privet Cottages Church Road, Seer Green - HP9 2XZ
£500,000



2 Privet Cottages Church Road

Seer Green, Beaconsfield

- Centre of Village
- Character Cottage
- Two Bedrooms
- Close to Station
- Recently Improved
- Large Garden
- Cottage in an area of Special Historic Significance
- Seer Green Awarded Bucks Best Kept Village
- Highly Regarded School in the Village
- House Refurbished with New Flooring in the Last Few Months

Seer Green is a highly regarded and picturesque Buckinghamshire village, offering an attractive blend of rural charm and excellent commuter connections. The village enjoys a strong sense of community, with a village shop, traditional pubs, a well-regarded primary school and delightful surrounding countryside providing numerous opportunities for walking and outdoor pursuits. Seer Green & Jordans railway station offers direct services to London Marylebone, while the nearby towns of Beaconsfield and Gerrards Cross provide a wider selection of shops, restaurants, leisure facilities and highly regarded schools, both state and independent. The M40 and M25 motorways are also conveniently accessible, making Seer Green an ideal location for those seeking village living without compromising on



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Situated in the heart of Seer Green, opposite Holy Trinity Church and the village shops, this charming semi-detached cottage combines period character with modern comforts. Seer Green station is less than a mile away, providing convenient connections to London.

Thoughtfully updated throughout, the property features a welcoming sitting room with exposed brickwork, a stone hearth and wood-burning stove, leading through to a recently refreshed kitchen with direct access to the west-facing rear garden. The garden has been attractively landscaped with a terrace, ideal for outdoor dining and enjoying the evening sun.

Upstairs are two well-proportioned bedrooms, including a principal bedroom with fitted wardrobes, and a stylish bathroom featuring a freestanding bath.

Outside, the property benefits from driveway parking for two vehicles, side access and a private, enclosed rear garden with mature hedging and a useful storage shed.

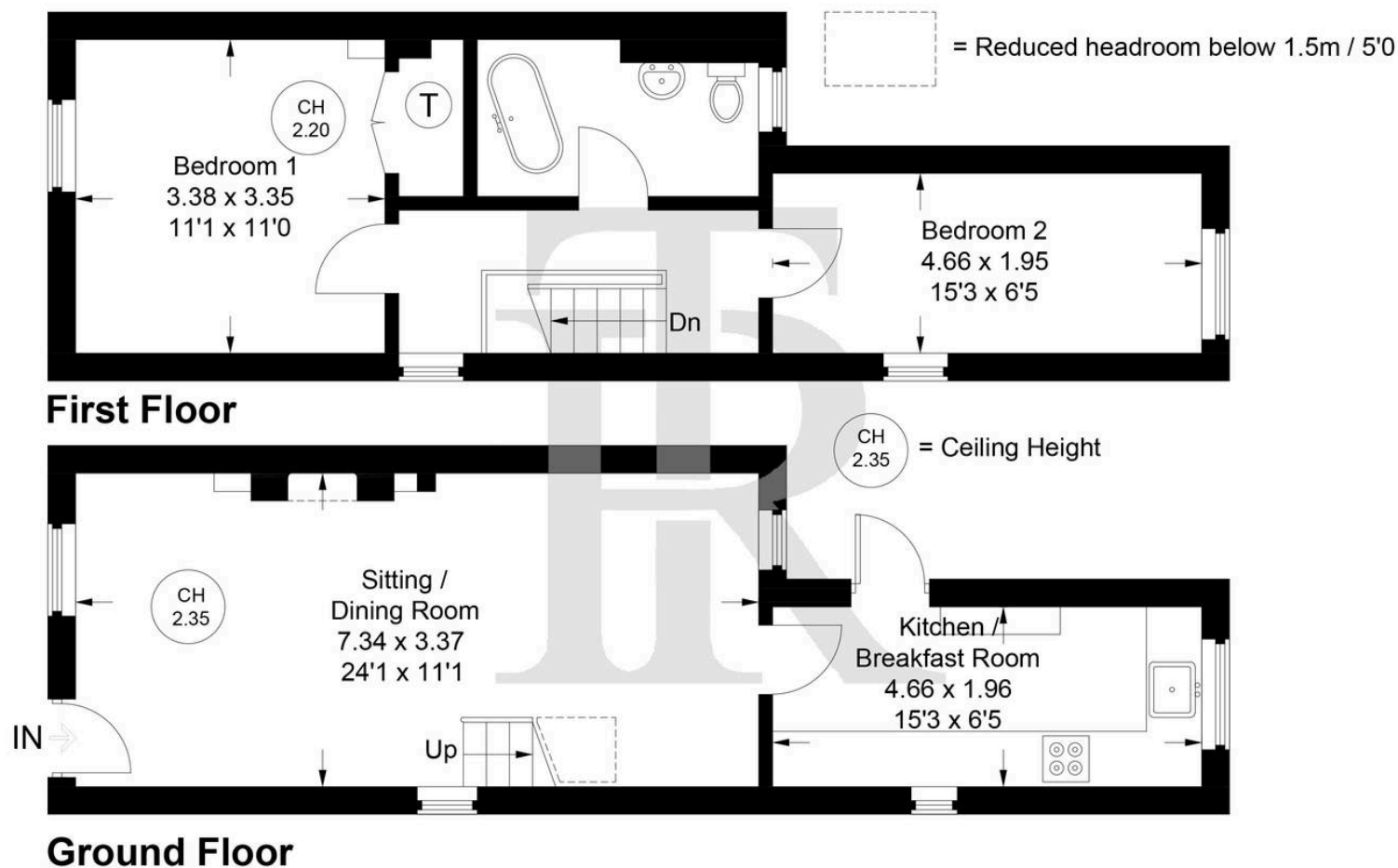
Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D





Floor Plan produced for Tim Russ & Company by Media Arcade Ltd ©.
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Tim Russ and Company

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