Colley Close, Brill - HP18 9GE

Guide Price £340,000

TIM RUSS & Company

Colley Close

Brill, Buckinghamshire

- Offered to the market with no onward chain, ideal for first-time buyers, downsizers, or investment purchasers
- Charming two double bedroom home situated within an exclusive Miller Homes development built in 2013
- Quiet tucked-away position with a delightful cottage-style feel in the sought-after village of Brill
- Just a short walk from the village centre and the iconic Brill Windmill, with beautiful surrounding countryside views
- Spacious accommodation including a well-appointed kitchen/breakfast room and attractive sitting room opening onto the garden
- Principal bedroom with en suite shower room, further double bedroom, family bathroom, and two allocated off-street parking spaces

Additional Info

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

Colley Close

Brill, Buckinghamshire

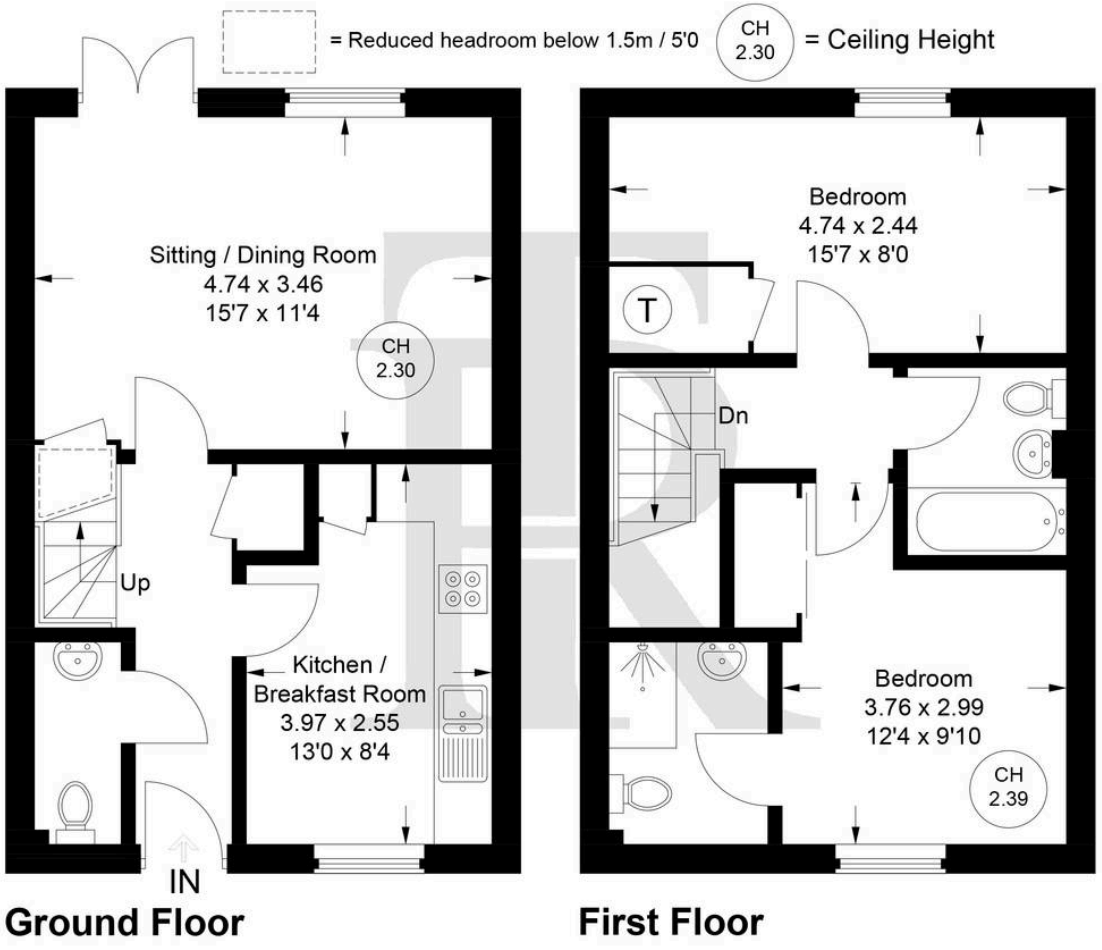
Offered to the market with no onward chain, this beautifully presented two double bedroom home is ideally suited to first-time buyers, downsizers, or investment purchasers alike. Tucked away in a quiet position within an exclusive development built by Miller Homes in 2013, the property enjoys a charming cottage-style feel in the heart of the highly sought-after village of Brill.

Just a short stroll from the village centre and the iconic Brill Windmill, the property is surrounded by stunning countryside views, offering a wonderful semi-rural setting. Further benefits include two allocated off-street parking spaces conveniently positioned to the rear of the garden.

The accommodation comprises a welcoming entrance hall leading to a cloakroom, a well-appointed kitchen/breakfast room, and an attractive sitting room with double doors opening onto the terrace and enclosed rear garden — ideal for both relaxing and entertaining.

To the first floor, the property offers a generous principal bedroom with en suite shower room, a further double bedroom, and a modern family bathroom.

We understand from the owner that they pay approx. £430 twice yearly to the management company. This covers grounds maintenance, lighting of the communal areas and maintenance of a pump that deals with waste water from the development.



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Approximate Gross Internal Area
Ground Floor = 36.2 sq m / 390 sq ft
First Floor = 35.9 sq m / 386 sq ft
Total = 72.1 sq m / 776 sq ft

Floor Plan produced for Tim Russ & Company by Media Arcade Ltd ©.
Illustration for identification purposes only. Window and door openings are approximate. Whilst every attempt is made to assure accuracy in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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