41 New Road, Little Kingshill. HP16 0EZ

£987,500

41 New Road

Little Kingshill, Great Missenden

- Immaculate four bedroom detached house on a private road in sought-after village location
- Wonderful kitchen/diner with bi-fold doors to garden
- South facing garden with bespoke home gym/office
- Large driveway to garage and EV charging point
- Beautiful double aspect sitting room with log burner and separate family/TV room
- Four good size bedrooms, family bathroom and en-suite to principle bedroom

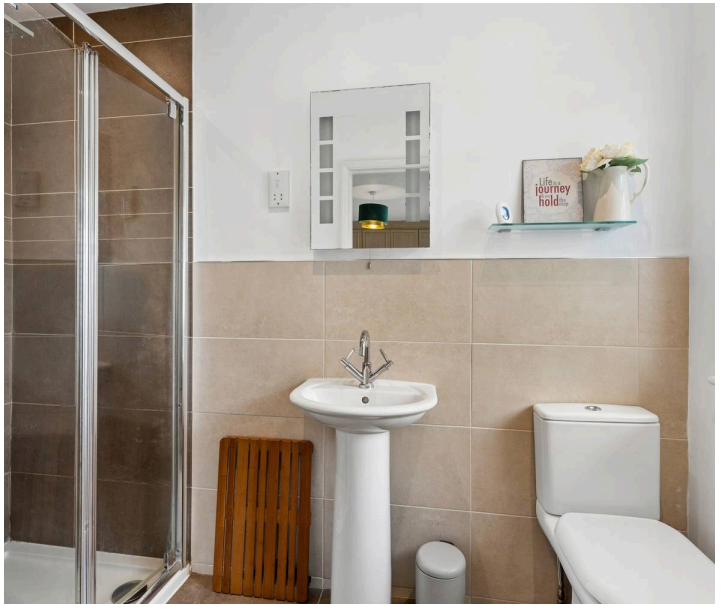
Little Kingshill is a small village on the outskirts of Great Missenden. It is located in the Chiltern Hills, about two and a half miles south of Great Missenden and about five miles northwest of High Wycombe. The village has its own primary school catering for children 3-11 years, judged to be "Outstanding" in the school's most recent Ofsted report. The village has a pub, cafe/shop, playing fields, a Baptist church and is surrounded by Green Belt countryside. Shopping facilities are available in Great Kingshill, Prestwood and Great Missenden. A main line rail link is available from Amersham, High Wycombe and Great Missenden, taking approximately 40 minutes into Central London. London Underground/Met Line from nearby Amerham. *****SCHOOL CATCHMENT: Primary- Little Kingshill Combined School, Boys' Grammar; Dr Challoner's Girls' Grammar; Dr Challoner's High School, Mixed Grammar; Chesham, Upper School/All ability; The Misbourne (We recommend you check accuracy and availability at the individual schools) Council Tax band: G. Tenure: Freehold. EPC Energy Efficiency Rating: D. EPC Environmental Impact Rating: D

41 New Road

Little Kingshill, Great Missenden

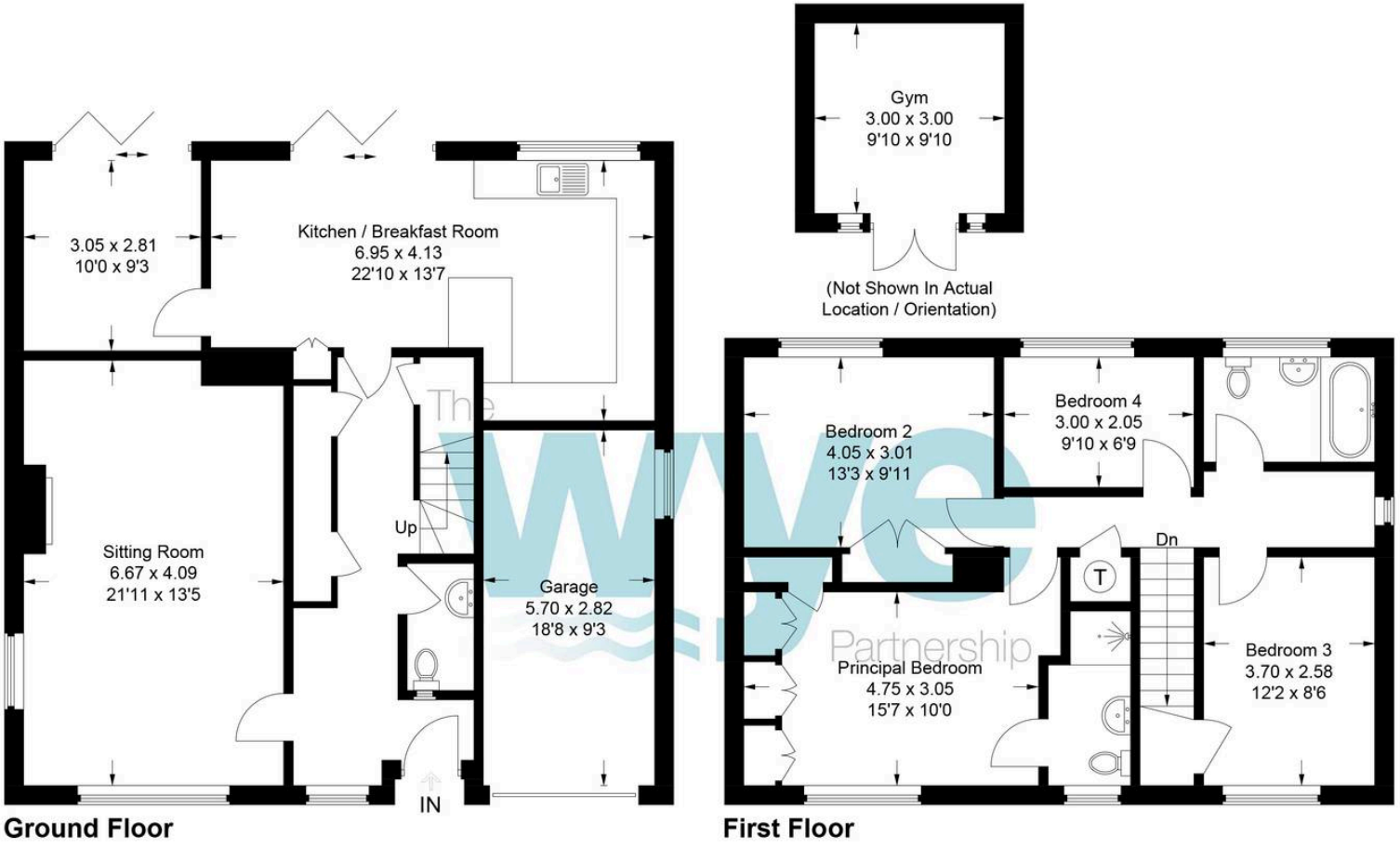
Immaculate, four bed, detached home on a private road in popular village location. Modern kitchen, bi-fold doors, log burner, family room, ensuite, garage with EV charging, and stylish interiors.

Set within a sought-after private village setting, this immaculate four bedroom detached house exudes contemporary elegance and comfort. The heart of the home is a stunning kitchen/diner, fitted with sleek cabinetry and high-end integrated appliances, complemented by expansive bi-fold doors that flood the space with natural light and create a seamless connection to the outdoors. The double aspect sitting room is a welcoming retreat, featuring a stylish log burner and generous proportions for entertaining or relaxing. A separate family/TV room provides additional versatility for modern living. Upstairs, four well-proportioned bedrooms offer ample space for family and guests, with a luxurious en-suite serving the principal bedroom and a beautifully appointed family bathroom finished with quality fixtures and fittings. The property is further enhanced by a large driveway leading to a garage with an EV charging point, ensuring practicality and convenience. Throughout, the interiors are defined by bespoke flooring, premium materials, and thoughtful touches that showcase the care and attention invested in every detail. This exceptional home is the perfect blend of refined style and functional design, appealing to discerning buyers seeking a peaceful village lifestyle with all the comforts of contemporary living.



41 New Road

Approximate Gross Internal Area
Ground Floor = 81.8 sq m / 880 sq ft
First Floor = 67.2 sq m / 723 sq ft
Garage & Gym = 24.3 sq m / 261 sq ft
Total = 173.3 sq m / 1864 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken 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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