





## Property Features

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- Extended Detached Family Home
- Non-Estate Location
- Catchment of Highly Regarded Schools
- 4 Bedrooms
- 2 Bathrooms (1 Ensuite)
- 3 Reception Rooms
- Attractive level Rear Gardens
- Ample Parking
- Gas Radiator Heating and Double Glazing
- EPC 59 D / Council Tax Band F

## Full Description

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Welcome to Inkerman Drive, Hazlemere. Nestled towards the end of a sought-after non-estate Cul-De-Sac, this charming extended home offers a blend of space, comfort, and convenience. Situated within the catchment area of highly regarded schools, this residence promises an ideal setting for families.

Upon entering, you're greeted by an inviting Entrance Hall featuring a convenient Downstairs w.c. and double doors leading to the spacious Living Room. Flowing seamlessly from the living space is the versatile Family Room/Home Office, offering flexibility for various lifestyle needs. The converted Garage has been transformed into a generous Dining Room, perfect for hosting gatherings, and it leads to the Galley Kitchen at the rear. The Kitchen boasts fitted appliances and provides access to the delightful rear garden, creating a seamless indoor-outdoor living experience.

Heading to the first floor, you'll find four well-appointed Bedrooms, including three doubles and a single. The principal bedroom boasts the luxury of a large ensuite shower room, while the modern Family Bathroom serves the remaining bedrooms, ensuring comfort and convenience for all residents.

Outside, the secluded rear garden offers a serene retreat, complete with a spacious decking area ideal for outdoor entertaining. With access on one side leading to the front, ample parking is provided, enhancing practicality and ease of living.

Both Hazlemere and Holmer Green boast a selection of highly regarded schools catering to various educational needs. From primary to secondary education, residents have access to reputable institutions known for their academic excellence and supportive learning environments. Families can rest assured knowing that quality education is within reach, fostering the growth and development of young minds.

For commuters, the proximity to Amersham Train Station offers convenience and accessibility to major transport routes. With just a short drive, residents can access the station, providing seamless connections to London and surrounding areas. Whether for work or leisure, commuting becomes a hassle-free experience, enhancing overall lifestyle convenience.

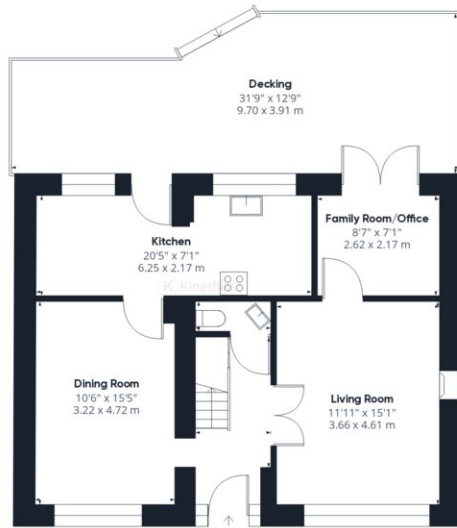
Nature enthusiasts and outdoor lovers will appreciate the close proximity to the open countryside surrounding Hazlemere. With picturesque landscapes and scenic trails just moments away, residents can indulge in leisurely walks, cycling adventures, or simply unwind amidst the tranquil beauty of nature. The idyllic setting offers a peaceful escape from the hustle and bustle of urban life, providing residents with the opportunity to reconnect with the great outdoors right at their doorstep.



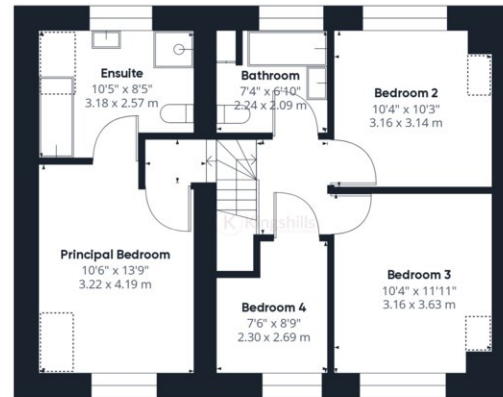








Ground Floor



Floor 1

**Approximate total area<sup>(1)</sup>**

1259.97 ft<sup>2</sup>  
117.06 m<sup>2</sup>

**Reduced headroom**

25.67 ft<sup>2</sup>  
2.38 m<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom  
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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