



Property Features

- Semi Detached Family Home
- Backing onto Woodland
- 3 Generous Bedrooms
- Extended Kitchen
- Extended Dining Room
- Living Room
- Family Bathroom and Cloakroom
- Private Rear Gardens
- Parking to the Front
- Awaiting EPC / Council Tax Band E

Full Description

Welcome to 109 Cedar Avenue, Hazlemere — a beautifully maintained and spacious family home that has been thoughtfully extended over the years. This immaculate property offers excellent accommodation, perfect for family life. Upon entering, you're greeted by an entrance hall that leads to the living room with doors that lead to an extended kitchen with modern fixtures and ample storage, ideal for family meals and entertaining. Adjacent is an extended dining room that looks out over the stunning rear garden. The ground floor also includes a convenient downstairs cloakroom.

Upstairs, you'll find three generously sized bedrooms, each filled with natural light and offering plenty of space for storage, along with a well-appointed family bathroom. The highlight of the outdoor space is the large garden, complete with a patio area for al fresco dining. The garden backs onto a lightly wooded copse, providing privacy, tranquillity, and a beautiful natural backdrop. To the front, the property benefits from off-street parking and a garage is located towards the rear, ensuring plenty of space for vehicles.

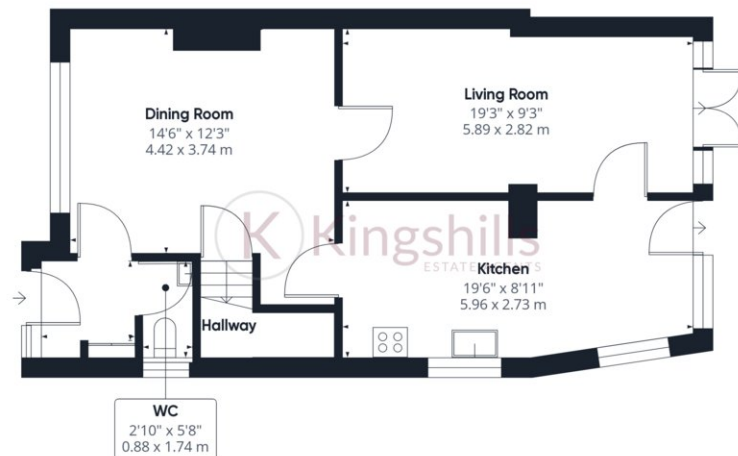
Cedar Avenue is ideally located within walking distance of highly regarded schools, including Cedar Park School, known for its friendly environment and excellent academic results. This proximity makes it an ideal choice for families. The surrounding area also boasts several other well-rated primary and secondary schools.

Outdoor enthusiasts will love the nearby woods and parks, providing opportunities for scenic walks, bike rides, and nature exploration just steps from your door. Hazlemere also offers a charming selection of local shops, including a variety of cafes, bakeries, and Cozy Corner, a beloved local spot for coffee and light bites. For families, the area offers excellent educational facilities, including highly regarded primary, secondary and grammar schools such as The Royal Grammar School and Wycombe High School.

With easy access to amenities and a vibrant community atmosphere, 109 Cedar Avenue offers the best of family-friendly living in Hazlemere.







Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2

Approximate total area⁽¹⁾
1142.58 ft²
106.15 m²

(1) Excluding balconies and terraces

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

Calculations are based on RICS IPMS 3C standard.

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