



## AN OPPORTUNITY TO CREATE AN EXCEPTIONAL BARN CONVERSION

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MIDDLE BARN,  
GREEN END ROAD, RADNAGE, HP14 4BY

Freehold





SITUATED IN AN 'AREA OF OUTSTANDING  
NATURAL BEAUTY' ON TOP OF THE  
CHILTERN HILLS, SET IN OVER 2.5 ACRES.

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HP14 4BY

**Freehold**

◆ EPC rating = NA

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#### **Situation**

M40 junction 5 (Stokenchurch) 3.5 miles, Saunderton station (Chiltern Line) 3.6 miles, High Wycombe 5 miles, Heathrow airport 30 miles, London (Marylebone) 39 miles. All distances and times are approximate and correct at the time of writing.

Middle Barn is situated on the edge of the attractive village of Radnage, privately positioned at the end of a shared drive.

The property is ideally placed for communications to London via the M40 and there are regular train services to London Marylebone from High Wycombe. Heathrow international airport is 30 miles from Middle Barn.

Local pubs are found in the village of Radnage and local shops, a supermarket, garage and other services are available in Stokenchurch. For a greater selection of educational and shopping facilities High Wycombe is accessible being 5 miles distant.

#### **Description**

Planning permission was granted in September 2018 for the conversion of the existing barns into a single storey 3 bedroom residential dwelling and associated carport, set in 2.5 acres.

The current site comprises of 3 barns, 2 of which will remain to form the residential property. Planning Application No: 18/06822/FUL

#### **Proposed Accommodation**

- Open plan kitchen/breakfast area
- Living/dining area
- Master bedroom with en suite facilities
- Guest bedroom with en suite facilities
- Third bedroom
- Family shower room



### Outside

Middle Barn is approached via electrically operated timber gates onto a long sweeping shared driveway which provides access to four properties (including this plot).

The proposed development driveway will offer ample parking for multiple vehicles in addition to a carport.

The plot is currently bordered by fences to the front and sides and opens up onto 2.5 acres of paddock land to the rear (including a field shelter).

### Services

Proposed development will have mains electricity and water. Private drainage. Oil fired central heating.

### Local Authority:

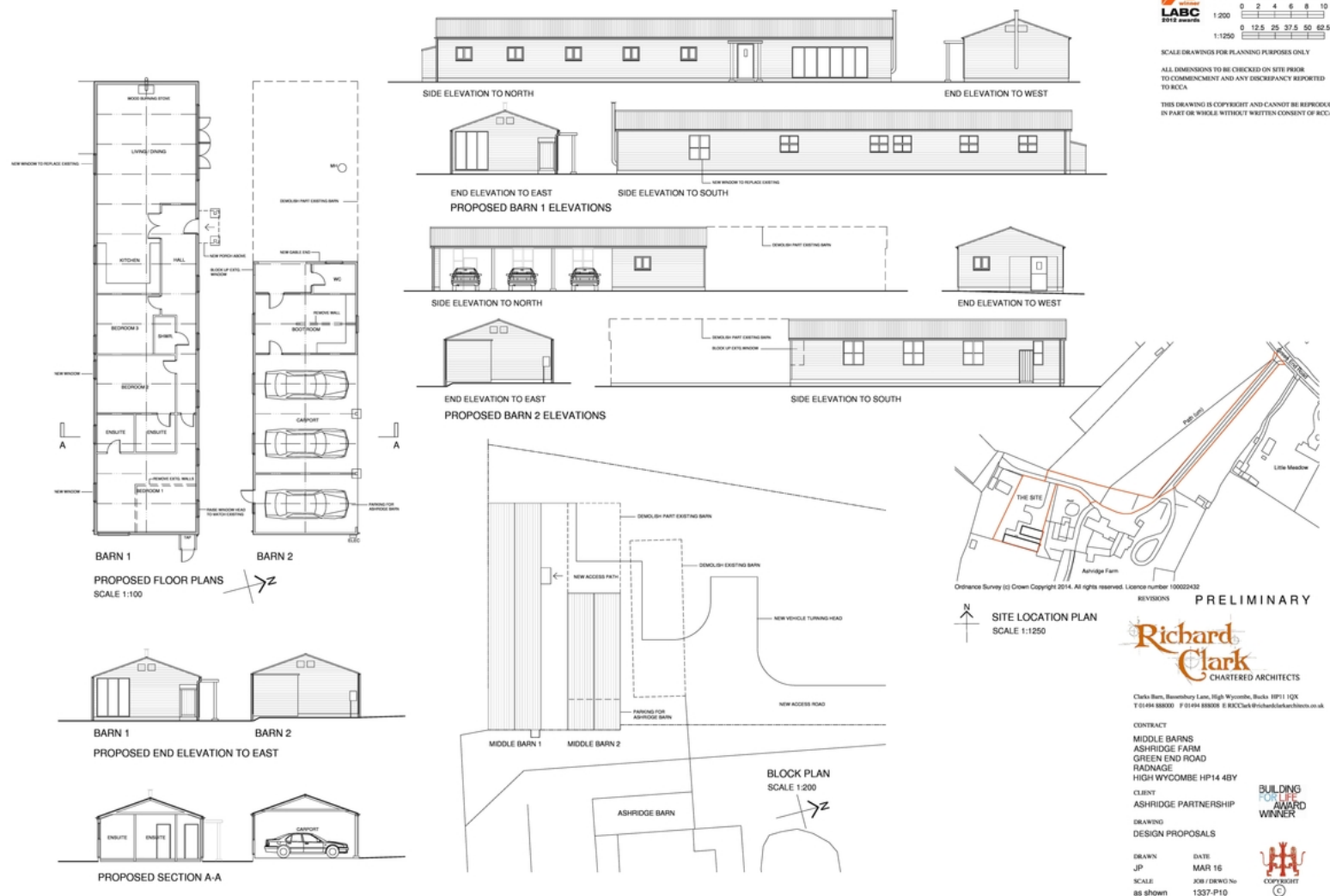
Wycombe District Council

### Viewing:

Strictly by appointment with Savills







Savills Beaconsfield (Sales)  
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01494 731950

savills.co.uk

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