

5 Bed Detached In Bisham Road , Marlow, SL7 1RL

£2,500,000





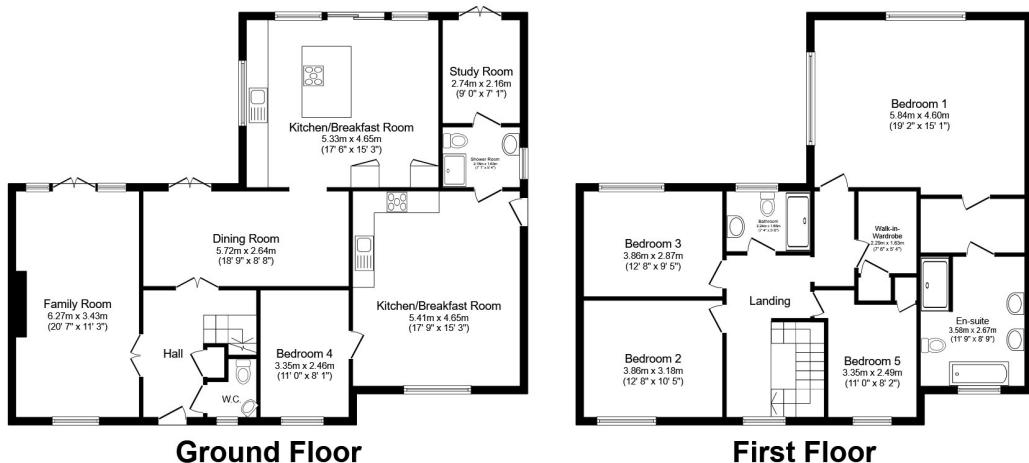
## SHORT DESCRIPTION

Property Ref: 16078 May House is a substantial property situated in the designated Chilterns Area of Outstanding Beauty within 150 metres of the iconic Marlow Bridge and 10 minutes walk to the centre of Marlow town. Sympathetically extended in 2012 to provide almost 250 sq.m. of living space, the property has 5 bedrooms, (one with luxury ensuite), and a separate annexe which would be ideal for extended family, or as a home office. The highlight of the property is the superb, large kitchen-diner with marble worktops, brand new appliances, and large sliding doors looking over the rear garden of approximately a third of an acre. Property Type: Detached Full selling price: £2500000.00 Pricing Options: Offers in excess of Tenure: Freehold Council tax band: G EPC rating: D Measurement:2386 sq.ft. Outside Space: Front Garden, Rear Garden, Enclosed Garden, Patio Parking: Driveway, Private, Off street Heating Type: Double Glazing, Gas Central Heating, Underfloor Heating Chain Sale or Chain Free: Chain free Possession of the property: Self-occupied -----

- 5** Bed Room(s)
- 3** Bath Room(s)
- 3** Living Room(s)

## FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.  
All measurements are a maximum and include wardrobes and bay windows where applicable.



Total floor area 221.7 sq.m. (2,386 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

# EPC GRAPH

Illustrations are for identification purposes only and are not to scale.  
All measurements are a maximum and include wardrobes and bay windows where applicable.

Property type	Detached house
Total floor area	233 square metres

## Rules on letting this property

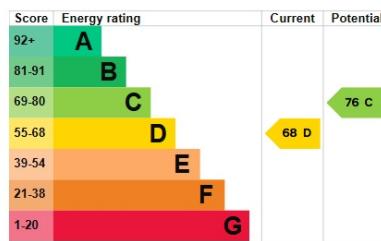
Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](#).

## Energy rating and score

This property's energy rating is D. It has the potential to be C.

[See how to improve this property's energy efficiency.](#)



The graph shows this property's current and potential energy rating.

**Properties get a rating from A (best) to G (worst) and a score.** The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60

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