



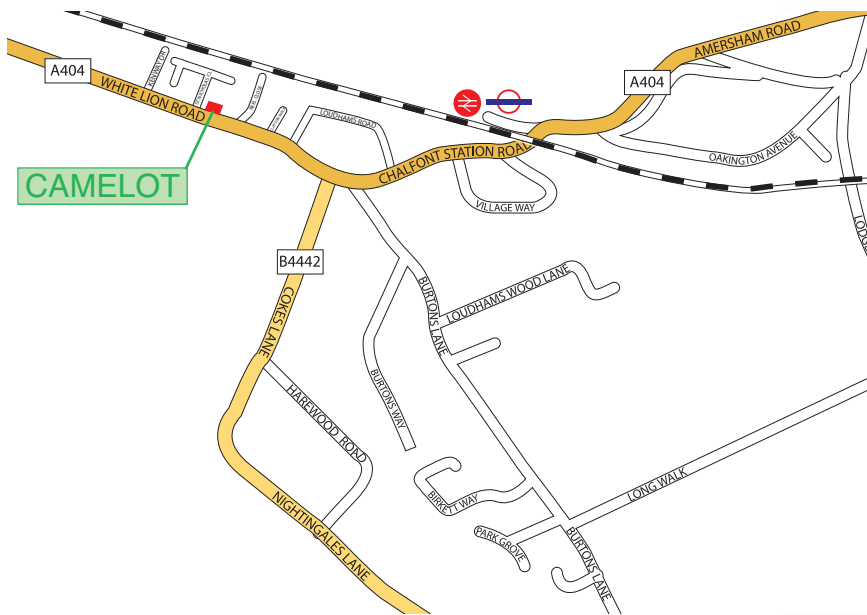
Camelot

*Excellent location, quality build,
these family homes have it all*

White Lion Road, Little Chalfont, Buckinghamshire, HP7 9NR

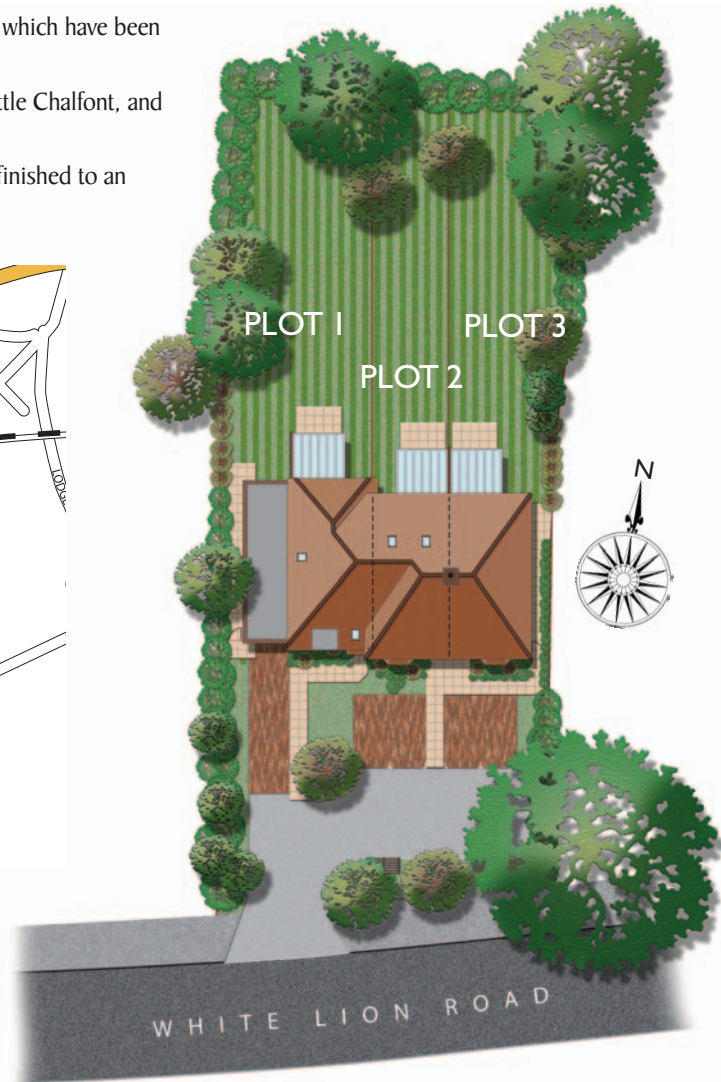


The development at 'Camelot' comprises just three, elegant and luxurious homes, which have been designed to sit comfortably within a mature setting. The houses are ideally located only a short walk from the amenities and shops at Little Chalfont, and Chalfont & Latimer Station offering quick links into the city and adjoining towns. The houses have been individually planned, specified and will be constructed and finished to an exceptionally high standard with a complete attention to detail.



Location:

Camelot is located in the village of Little Chalfont in Buckinghamshire, situated on the edge of the Chiltern Hills and about 30 miles from central London. The nearby railway station of Chalfont and Latimer offers the commuter a fast and frequent service into Baker Street (Metropolitan Line) and Marylebone (Chiltern Line) 35 minutes.

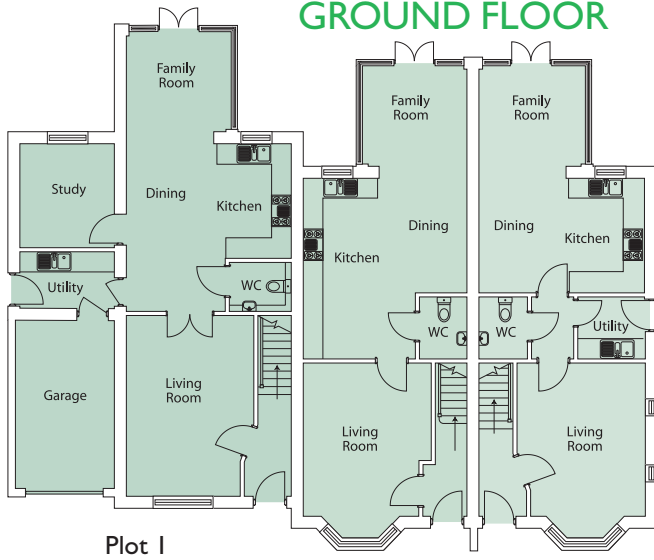




Camelot

White Lion Road, Little Chalfont, Buckinghamshire, HP7 9NR

GROUND FLOOR



Plot 1

Plot 2

Plot 3

PLOT 2

Ground Floor

Kitchen/Dining	5.35m ^{max} x 4.90m ^{max}	17'6" ^{max} x 16'1" ^{max}
Family Room	3.20m x 2.99m	10'5" x 9'8"
Living Room	5.16m ^{max} into bay x 3.80m ^{max}	16'9" ^{max} into bay x 12'5" ^{max}

WC

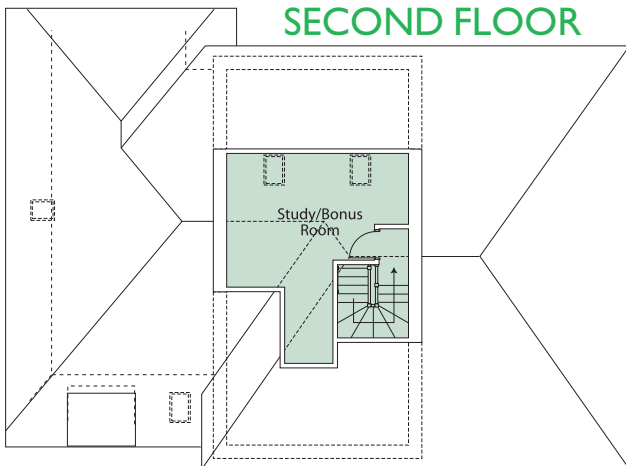
First Floor

Bedroom 1	4.20m ^{max} x 4.02m ^{max} plus wardrobe inc door recess	13'9" ^{max} x 13'1" ^{max} plus wardrobe inc door recess
Bedroom 2	4.15m ^{max} x 2.80m ^{max} inc door recess	13'6" ^{max} x 9'1" ^{max} inc door recess
Bedroom 3	3.31m x 1.99m	10'9" x 6'5"
Bathroom	2.10m x 1.75m	6'9" x 5'7"

Second Floor

Bonus/Study	4.90m ^{max} x 3.55m ^{max} plus dorma space partial restricted height	16'1" ^{max} x 11'6" ^{max} plus dorma space partial restricted height
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SECOND FLOOR



PLOT 1

Ground Floor

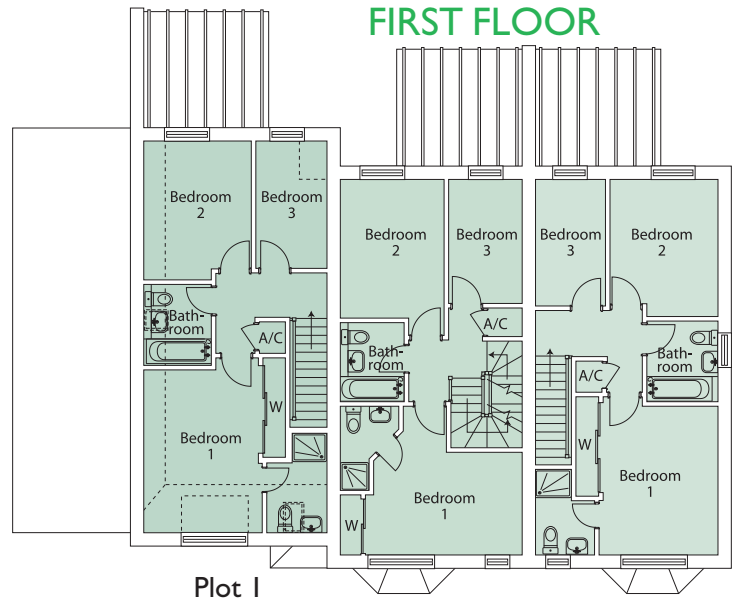
Kitchen/Dining	4.95m ^{max} x 4.90m ^{max}	16'2" ^{max} x 16'1" ^{max}
Family Room	3.20m x 2.99m	10'5" x 9'8"
Utility	2.80m x 1.70m	9'2" x 5'6"
Living Room	5.35m ^{max} x 3.80m ^{max}	17'6" ^{max} x 12'5" ^{max}
Study	3.08m x 2.80m	10'1" x 9'2"
Garage	5.00m x 2.90m	16'4" x 9'5"

WC

First Floor

Bedroom 1	4.37m ^{max} x 3.20m ^{max} plus door recess plus wardrobe	14'3" ^{max} x 10'5" ^{max} plus door recess plus wardrobe
En-suite		
Bedroom 2	3.67m ^{max} x 2.90m ^{max} inc door recess	10'1" ^{max} x 9'5" ^{max} inc door recess
Bedroom 3	3.37m x 1.90m	11'1" x 6'2"
Bathroom	2.15m x 1.85m	7'1" x 6'1"

FIRST FLOOR



Plot 1

Plot 2

Plot 3

PLOT 3

Ground Floor

Kitchen/Dining	4.90m ^{max} x 3.40m ^{max}	16'1" ^{max} x 11'1" ^{max}
Family Room	3.20m x 2.99m	10'5" x 9'8"
Utility	2.00m x 1.85m	6'6" x 6'1"
Living Room	5.16m ^{max} into bay x 3.80m ^{max}	16'9" ^{max} into bay x 12'5" ^{max}

WC

First Floor

Bedroom 1	3.97m ^{max} x 3.20m ^{max} plus door recess plus wardrobe	13'0" ^{max} x 10'5" ^{max} plus door recess plus wardrobe
En-suite		
Bedroom 2	3.67m ^{max} x 2.99m ^{max}	12'0" ^{max} x 9'8" ^{max}
Bedroom 3	3.37m x 1.81m	11'1" x 5'10"
Bathroom	2.15m x 1.95m	7'1" x 6'4"



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