



## Property Features

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- Brick and Flint Cottage
- Stones Throw from Downley Common
- 2 Bedrooms
- Living Room with Fireplace
- Kitchen/Breakfast Room
- Family Bathroom
- Walled Gardens to the Rear
- Allocated Parking
- Awaiting EPC / Council Tax Band D

## Full Description

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Welcome to 4 Elton Cottages, a charming Brick and Flint cottage nestled just a stone's throw away from Downley Common. This delightful property offers a cozy living experience with its inviting atmosphere and convenient layout.

Upon entering, you are greeted by a warm and welcoming living room adorned with a fireplace. The adjacent kitchen/breakfast room provides a practical space with modern appliances and also leads on to the rear garden.

Ascending to the first floor, you'll find two bedrooms, offering peaceful retreats for rest and relaxation. A well-appointed bathroom completes the upstairs accommodations.

Stepping outside, the property boasts a level garden to the rear, featuring an attractive patio area ideal for outdoor gatherings, al fresco dining, or simply enjoying the tranquil surroundings. Additionally, allocated parking to the rear ensures hassle-free parking for residents and guests alike.

For families considering schooling options, Downley offers access to a range of reputable schools catering to various educational needs and preferences.

In terms of connectivity, Downley provides convenient access to London via nearby transport links, making it an appealing option for commuters. Whether by train, bus, or car, residents enjoy easy access to the capital city, allowing for seamless travel for work or leisure activities.

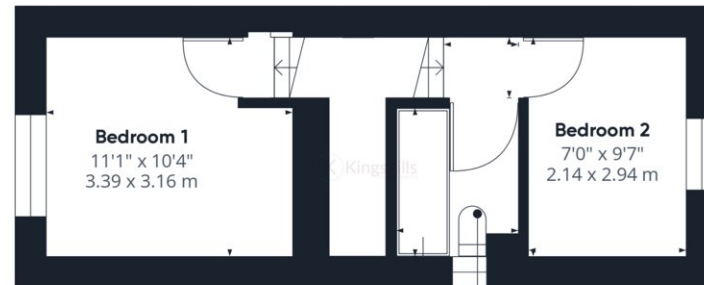
Experience the quintessential charm of village living combined with modern comfort at 4 Elton Cottages, where convenience, tranquility, and connectivity converge to create a truly inviting home environment.







Ground Floor



**Bathroom**  
5'3" x 6'6"  
1.62 x 1.99 m

Floor 1

**Approximate total area<sup>(1)</sup>**  
492.1 ft<sup>2</sup>  
45.72 m<sup>2</sup>

**Reduced headroom**  
1.17 ft<sup>2</sup>  
0.11 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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