





## Property Features

- Luxurious 2 Bed Apartment finished to a high standard
- Built in 2021 by renowned local developer
- Principal Bedroom has private balcony and walk-in wardrobe
- Open-plan kitchen/living area with Juliette balcony
- Luxurious bathroom with walk-in rainfall shower
- Smart heating controls for modern comfort and energy efficiency
- EPC 81C / Council Tax Band C
- Available Now and unfurnished

## Full Description

Located in the heart of Princes Risborough, Buckinghamshire, this first-floor flat is a rare gem, blending contemporary design with timeless elegance. Built in 2021 by a respected local developer, the property showcases meticulous attention to detail and is finished to the highest specification throughout.

Step inside to discover a beautifully appointed principal bedroom, complete with its own private balcony – a perfect spot for enjoying morning coffee or unwinding in the evening. The bedroom also benefits from a generous walk-in wardrobe, offering both practicality and luxury. The second bedroom is equally well-designed, providing flexibility for use as a guest room, home office, or personal retreat.

The bathroom is a standout feature, with a walk-in shower and a luxurious rainfall showerhead. The heart of the home is the open-plan kitchen and living area, a beautifully designed space that's perfect for both everyday living and entertaining. Full-height windows and double doors open onto a Juliette balcony, flooding the room with natural light and creating a bright, airy atmosphere throughout the day. The kitchen combines style and functionality with sleek cabinetry, and a full suite of high-spec integrated appliances. Oak internal doors, chrome switches, and high-end finishes continue the sense of quality throughout the apartment.

Modern comforts include smart heating controls, ensuring your apartment is always warm and welcoming, tailored to your daily routine. Classic conserved exteriors honour the character of the area, while inside, every detail reflects refined modern living. This flat offers not only an exceptional home but also a prime location. Princes Risborough is a picturesque market town surrounded by the rolling Chiltern Hills. It's a haven for outdoor enthusiasts, with direct access to The Ridgeway National Trail—one of Britain's oldest roads—offering stunning views and countryside walks. Whiteleaf Hill, with its ancient woodland and the iconic chalk Whiteleaf Cross, is just a short distance away, and the Phoenix Trail offers a scenic, car-free route for walkers and cyclists between the town and Thame.





