









Lily's WalkHigh WycombeHP11 2FZ

# Asking price £235,000

A spacious and modern one bedroom apartment situated in a popular newly constructed development in the town centre. This stylish apartment comes with the added benefit of no onward chain.

### Description

The apartment itself consists of one double bedroom with fitted wardrobes, an open plan reception/kitchen with integrated appliances, a modern fitted bathroom and utility room.

This fine apartment also benefits from a balcony providing comfortable outside space and secure gated underground parking.

Further features include electric heating, double glazing, and a remainder of a LABC warranty (8 years).

#### Situation

Constructed in 2021, the development is conveniently located on Lily's Walk and has direct access to the town centre. The Eden Shopping Centre, High Wycombe Hospital, Bucks New University & the train station are all within easy reach of the apartment.



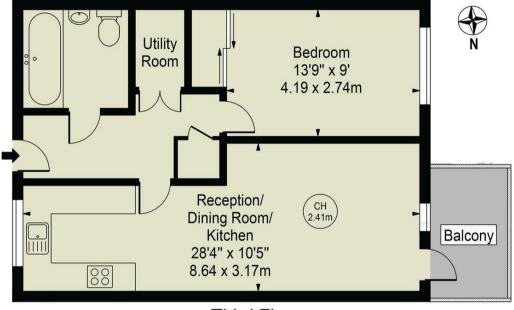




Floor Plans Area Map

## **Newland Gate**

Approx. Gross Internal Area 565 Sq Ft - 52.49 Sq M Approx. External Area Of Balcony 50 Sq Ft - 4.69 Sq M



### Third Floor

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract.

Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement.

Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

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