



9 School Road, Wooburn Green
High Wycombe

Guide Price **£825,000**

Properly ✓



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Wooburn Green, High Wycombe

This 4-bed period semi-detached home offers bright and spacious rooms, bursting with character and original features. Just a short stroll from the village green, this home boasts a stunning south-facing garden and a large driveway.

The ground floor centres around a large open-plan kitchen dinner flooded with light from feature glass and French doors leading out onto a sunny terrace. A large utility room provides a useful space, along with a rear, step-free entrance from the driveway.

The south-facing living room centres on a cast iron period fireplace with original picture rails and a stunning outlook through French doors onto the patio. The second reception room would make an ideal home office or playroom.

A stunning addition to this home is the ground floor double bedroom and ensuite. It is a wonderfully peaceful space with fantastic views and doors that lead out to the garden and has been designed with wheelchair access in mind.

Upstairs you have three further bedrooms and a family bathroom, all retaining beautiful period features.

Outside the garden has been lovingly designed and tendered with mature mixed borders and entertaining spaces for morning through to evening. The front of the property has a large driveway and a pretty planted entrance.

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Location: Wooburn Green is a vibrant, picturesque village, nestled between Beaconsfield and Bourne End, centred around a traditional green. With a great selection of pubs, cafes and useful stores, along with a packed calendar of events on the Green, it has a great community feel and offers something for everyone.

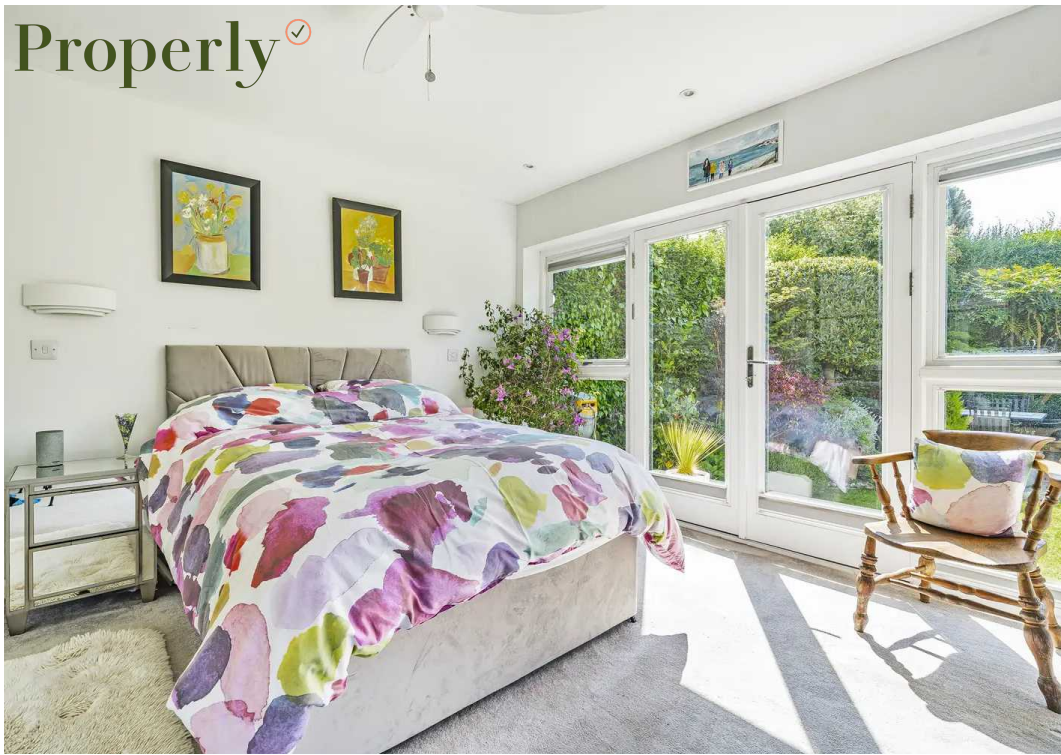
Schools: There is a fantastic selection of state, Grammar and Independent schools close by. Wooburn Green Primary School (Good) is just a short stroll away and the property is within catchment for Buckinghamshire Grammar Schools.

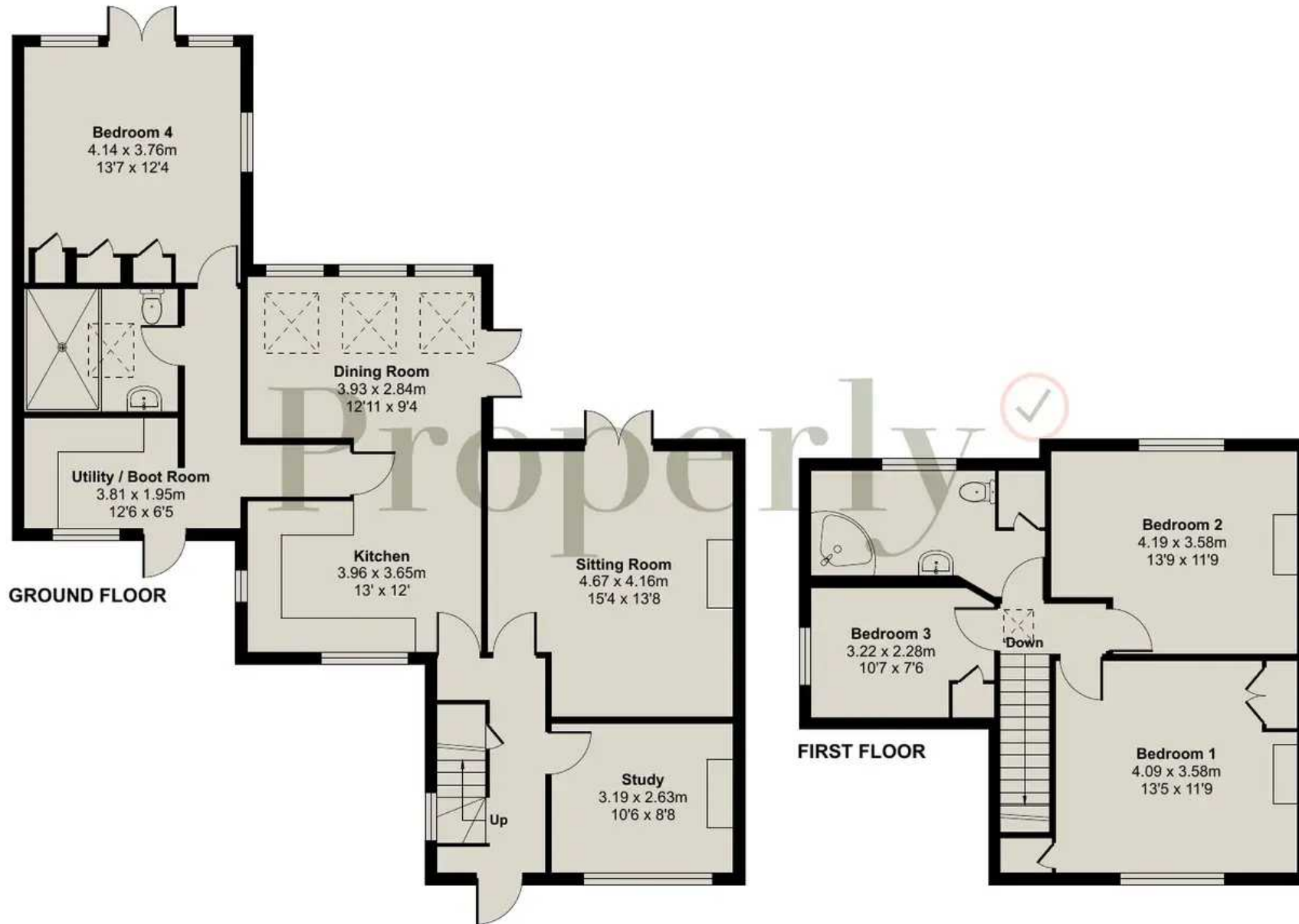
Leisure: The village is surrounded by rolling countryside offering miles of walking or cycling. With major centres such as Beaconsfield, Marlow and High Wycombe close by, you can find endless possibilities for sports and leisure, including a David Lloyd Leisure Club just a short drive away.

Transport: M40 (2 miles), London via Train from Beaconsfield (28 mins) or Taplow Elizabeth Line (38 mins).



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