



84 Lane End Road, High Wycombe, Bucks, HP12 4HX

Hurst are pleased to bring to market this unique and rarely available, one bedroom, terraced property that would make an excellent first time purchase or buy to let investment with a likely achievable rental figure of circa £1,200 PCM. This freehold, end of terrace house is located in the desired Lane End Road and provides an additional porch/utility space and also a dressing room or study area off the bedroom, that gives extra versatility and storage to this popular home. The location is also a huge positive to this property as it provides great access to Marlow and West Wycombe Village, that offer miles of Countryside walks and an array of quaint shops and village pubs, as well as giving quick and convenient access to junction 4 of the M40 for those looking to commute to the City or West London. The accommodation includes; Front door leading to entrance porch/utility area, spacious open plan lounge/dining room, fitted kitchen, double bedroom, study/dressing room and bathroom. This property further benefits from; double glazing, economy 7 heating, private gardens to the front, side and rear of the property with a couple of patio areas and access to the rear garden off of Combe Rise provides parking for two vehicles. This property is offered to the market with no onward chain and early viewing is highly recommended.



ONE BEDROOM FREEHOLD HOUSE
DOUBLE GLAZED
DRIVEWAY PARKING TO THE REAR FOR TWO
VEHICLES
END OF TERRACE PROPERTY
OWN PRIVATE GARDENS
SPACIOUS LOUNGE/DINING ROOM
DOUBLE BEDROOM WITH DRESSING ROOM
PORCH / UTILITY AREA
FITTED KITCHEN & BATHROOM
NO ONWARD CHAIN







Lane End Road

Approximate Gross Internal Area
Ground Floor = 317 sq ft / 29.5 sq m
First Floor = 235 sq ft / 21.8 sq m
Total = 552 sq ft / 51.3 sq m



Floor Plan produced for Hursts by Media Arcade ©.

Illustration for identification purposes only. Window and door openings are approximate. Whilst every attempt is made to assure accuracy in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Hurst
Estate Agents

The Property Misdescriptions Acts 1991. Hurst Estate Agents have not tested any apparatus, equipment, fixture and fittings or services and cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of the property are based on information supplied by the seller. Hurst Estate Agents has not had sight of the title documents. A buyer is advised to obtain verification from their solicitor.

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