



6 Huntley Close, High Wycombe, Buckinghamshire, HP13 5PQ

Positioned on one of High Wycombe's most desirable roads, this exceptional five-bedroom detached family home on Huntley Close offers a total of 3,002 Sq.Ft of accommodation. Just a short walk from the highly regarded Royal Grammar School and surrounded by scenic green space, this home is ideal for families seeking a peaceful setting without compromising on connectivity.

Arranged over three floors and boasting over 3,000 Sq.Ft of versatile accommodation, the property offers a wealth of living and working space. The ground floor features a fully equipped utility room, large family bathroom, and multiple adaptable rooms including a cinema room/home office, workshop, and a double bedroom – perfect for multigenerational living or guests. A charming conservatory completes the level, opening to the garden for relaxed entertaining.

The first floor is the heart of the home, hosting a spacious drawing room with dual-aspect windows, a family room, a kitchen/breakfast room, and separate dining room – all ideal for modern family life. A veranda offers the perfect spot to enjoy your morning coffee with views of the garden, while a handy WC and welcoming entrance hall complete the floor.

Upstairs, the principal bedroom includes built-in wardrobes and an en suite Jack & Jill bathroom, shared with Bedroom 2. Bedroom 3 is also generously sized, and all benefit from a bright first-floor landing that enhances the spacious feel throughout.

High Wycombe Station, offering direct trains into London Marylebone in under 30 minutes, is only a short drive away – perfect for commuters. With excellent local schooling, close proximity to the Chiltern Hills AONB, and easy access to both the M40 and M25, this home effortlessly combines town and country living.



SOUGHT AFTER CUL-DE-SAC
BACKING ONTO OPEN FIELDS
3,002 SQ.FT - LARGE FAMILY HOME
DOUBLE GARAGE
AMPLE DRIVEWAY PARKING
ENCLOSED REAR GARDEN
LARGE BALCONY/VERANDA
SIX BEDROOMS
GAS CENTRAL HEATING
UPVC DOUBLE GLAZING







Huntley Close

Approximate Gross Internal Area
Lower Ground Floor = 1310 sq ft / 121.7 sq m
Ground Floor = 1120 sq ft / 104.1 sq m
First Floor = 761 sq ft / 70.7 sq m
Garage = 294 sq ft / 27.3 sq m
Total = 3485 sq ft / 323.8 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

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