



*Asking Price*

**£365,000**

*Freehold*



A spacious two DOUBLE bedroom semi detached house located in a cul-de-sac just a short walk from High Wycombe town centre and train station making it an ideal property for a first time buyer or investor. The accommodation comprises; open-plan living area with a modern fitted kitchen/diner, offering a bright and sociable space for everyday living, contemporary family bathroom, two DOUBLE bedrooms, night suite, private garden complete with a fully insulated garden room – perfect for use as a home office, studio, or additional living space, and a large covered decking area. Further benefits include; driveway parking, gas central heating and UPVC double glazing.

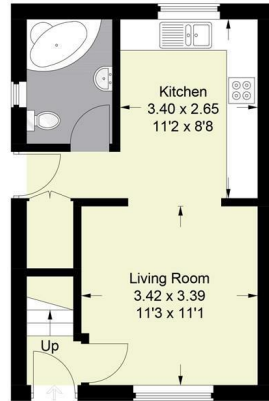
- TWO DOUBLE BEDROOMS
- GARDEN ROOM
- UPVC DOUBLE GLAZING
- KITCHEN DINER
- ENCLOSED REAR GARDEN
- SEMI-DETACHED HOUSE
- DRIVEWAY PARKING AT REAR
- GOOD CONDITION
- GAS CENTRAL HEATING
- CLOSE TO LOCAL AMENDITIES



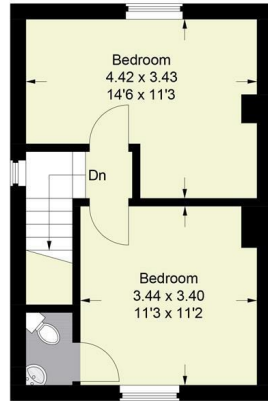
**29 Wayside, High Wycombe, Bucks, HP13 7LD**

Estate Agents ~ Lettings Agents ~ Valuers ~ Independent Mortgage Advisors

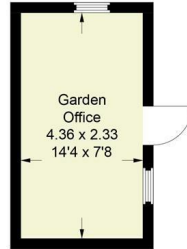
Approximate Gross Internal Area  
 Ground Floor = 31.6 sq m / 340 sq ft  
 First Floor = 31.4 sq m / 338 sq ft  
 Garden Office = 10.2 sq m / 110 sq ft  
 Covered Space = 23.6 sq m / 254 sq ft  
 Total = 96.8 sq m / 1,042 sq ft



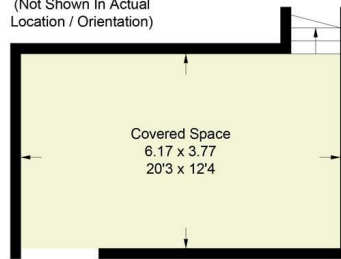
Ground Floor



First Floor



(Not Shown In Actual Location / Orientation)



(Not Shown In Actual Location / Orientation)

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.  
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