



Connells

Hughenden Road
High Wycombe



Property Description

Located just a short stroll from the town centre, mainline train station, and local schools, this versatile three-bedroom semi-detached home offers both convenience and flexibility-ideal for families, professionals, or investors.

Accessed via a side entrance, the hallway leads directly to the stairs, with well-proportioned living spaces throughout. The front reception room benefits from a charming bay window, offering plenty of natural light and currently serving as a fourth bedroom, demonstrating the adaptable layout. A second reception room features handy under-stairs storage, perfect for everyday essentials.

The kitchen is located to the rear of the property, with direct access to the private rear garden, while a separate utility area and ground floor bathroom add to the practicality of the home.

Upstairs, you'll find three comfortable bedrooms, providing ample space for family living or home working.

Whether you're looking for a family home or a rental investment (currently let as a 4-bedroom property), this property combines generous living space with a sought-after location close to all amenities.

Early viewing is highly recommended to appreciate the potential and location of this well-positioned home.

Entrance

Reception One / Bedroom Four

11' 9" max x 12' 6" max (3.58m max x 3.81m max)

Reception Two

11' 9" max x 12' 2" max (3.58m max x 3.71m max)

Kitchen

9' max x 11' 1" max (2.74m max x 3.38m max)

Utility

6' 9" max x 8' max (2.06m max x 2.44m max)

Bathroom

6' 9" max x 7' 4" max (2.06m max x 2.24m max)

WC

2' 6" max x 4' 3" max (0.76m max x 1.30m max)

Landing

Bedroom One

11' 9" max x 12' 6" max (3.58m max x 3.81m max)

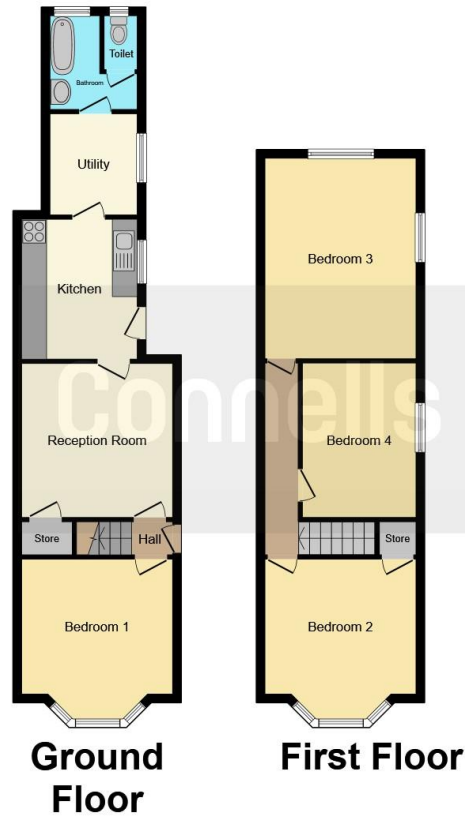
Bedroom Two

11' 9" max x 15' 8" max (3.58m max x 4.78m max)

Bedroom Three

9' 5" max x 12' 2" max (2.87m max x 3.71m max)





Ground Floor

First Floor

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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EPC Rating: E Council Tax
 Band: B

view this property online [connells.co.uk/Property/WYC312558](https://www.connells.co.uk/Property/WYC312558)

Tenure: Freehold



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Property Ref: WYC312558 - 0009