



Connells

Hornbeam Close
High Wycombe

Hornbeam Close High Wycombe HP12 4SJ

for sale
£475,000



Property Description

Charming Detached Bungalow on Private Road - Complete Chain, Motivated Vendor

Nestled on a peaceful private road, this delightful detached bungalow offers a rare opportunity for serene, single-level living with plenty of space both inside and out. With a complete chain and a motivated vendor, this property is ready for a swift and smooth sale.

Step inside to a welcoming entrance hall that leads into a generously sized reception room, complete with a characterful brick fireplace and sliding doors opening onto the expansive rear garden - perfect for relaxing or entertaining year-round. The well-appointed kitchen/diner flows into a bright conservatory, also offering direct access to the garden, creating a harmonious indoor-outdoor lifestyle.

The home features three comfortable bedrooms and a modern wet room with a shower, WC, and basin, catering to practical family living or downsize convenience.

Outside, the beautifully maintained rear garden provides a tranquil retreat with ample space for outdoor enjoyment. Additional highlights include a charming summer house, driveway parking for several vehicles, and a detached garage.

This property blends privacy, charm, and convenience - an ideal home for those seeking peace, space, and comfort. Early viewing is highly recommended.

Entrance Hall

Access to loft and two storage cupboards

Living Room

24' 4" max x 12' max (7.42m max x 3.66m max)

Double glazed windows with rear and side aspect. Fireplace with brick surround. Doors leading to garden.

Conservatory

9' 5" max x 10' 10" max (2.87m max x 3.30m max)

Kitchen / Diner

21' 10" max x 8' 9" max (6.65m max x 2.67m max)

Fitted kitchen with wall and base level units, plumbing for dishwasher and washing machine, space for fridge/freezer, laminate flooring, double glazed rear aspect window, door leading to conservatory.

Bedroom One

11' 1" max x 12' 5" max (3.38m max x 3.78m max)

Front aspect double glazed window fitted wardrobe.

Bedroom Two

12' 5" max x 12' max (3.78m max x 3.66m max)

Front aspect double glazed window, laminate flooring.

Bedroom Three

6' 9" max x 9' 1" max (2.06m max x 2.77m max)

Side aspect double glazed window.

Wet Room

9' 4" max x 9' 9" max (2.84m max x 2.97m max)

Shower, wash hand basin, WC, part tiled. Two double glazed side aspect windows and laminate flooring.

Summer House

10' 10" max x 6' 10" max (3.30m max x 2.08m max)





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

T 01494 534 822
E highwycombe@connells.co.uk

1-3 Queen Victoria Road
 HIGH WYCOMBE HP11 1BA

EPC Rating: E Council Tax
 Band: D

view this property online connells.co.uk/Property/WYC312936



Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: WYC312936 - 0007