



Connells

Bartlett Place
High Wycombe



Property Description

Built in 2014, this modern terraced house is presented in excellent condition, offering a stylish and comfortable living space in a quiet residential development. The property benefits from off-street parking, a private rear garden, and generous storage, including an external cupboard.

The ground floor features an inviting entrance hall leading to a spacious reception room with direct access to the rear garden, creating an ideal space for relaxation or entertaining. The well-appointed kitchen is fitted with wall and base-level units and integrated appliances, while a convenient downstairs WC completes the ground floor.

Upstairs, the first floor comprises two well-proportioned double bedrooms, one of which offers ample built-in storage. The family bathroom is tastefully designed, providing a modern and functional space.

This well-maintained home is perfect for first-time buyers, downsizers, or investors looking for a quality property in a desirable location.

Entrance Hall

13' 3" max x 7' 3" max (4.04m max x 2.21m max)

Reception Room

12' 6" max x 14' max (3.81m max x 4.27m max)

Kitchen

10' 7" max x 6' 5" max (3.23m max x 1.96m max)

Wc

3' 6" max x 6' 4" max (1.07m max x 1.93m max)

Landing

8' 2" max x 7' 3" max (2.49m max x 2.21m max)

Bedroom One

10' 3" max x 13' 9" max (3.12m max x 4.19m max)

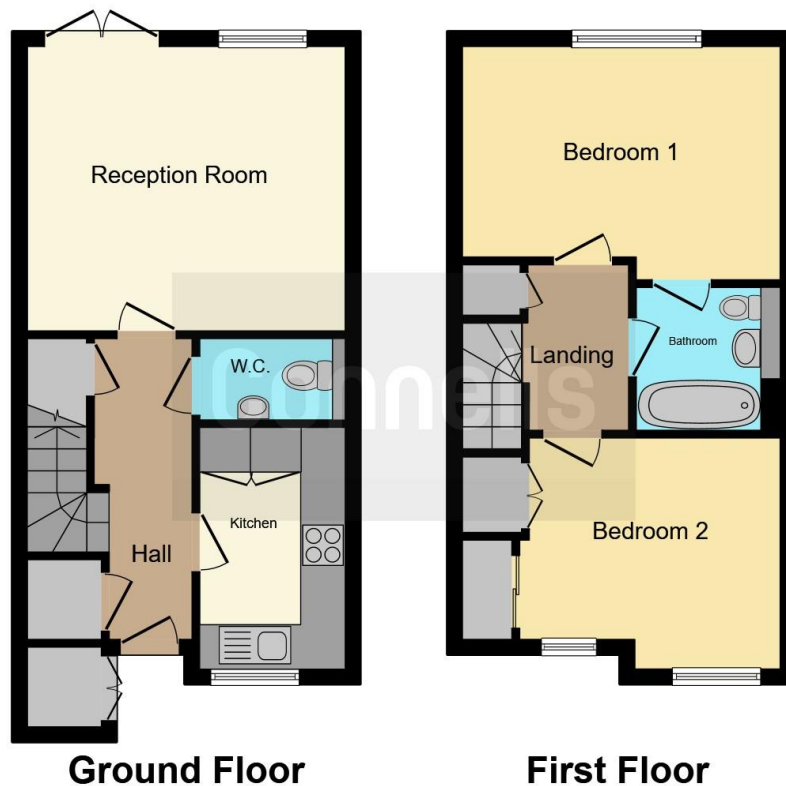
Bedroom Two

10' 2" max x 11' 8" max (3.10m max x 3.56m max)

Bathroom

6' 3" max x 6' 4" max (1.91m max x 1.93m 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

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1-3 Queen Victoria Road
 HIGH WYCOMBE HP11 1BA

EPC Rating: B Council Tax
 Band: C

Service Charge: 947.28 Ground Rent:
 Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/WYC312719

This is a Leasehold property with details as follows; Term of Lease 99 years from 24 Jun 2014. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



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.

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