



Connells

Kingswood Park
High Wycombe

Kingswood Park High Wycombe HP13 6GR

for sale offers in excess of
£850,000



Property Description

This impressive five-bedroom detached home offers spacious and versatile accommodation ideal for modern family living. Located in a desirable residential area, the property features a double garage, ample driveway parking, and a fully enclosed rear garden.

The ground floor boasts a stylish open-plan lounge, dining, and kitchen area, complete with wall and base level units, integrated appliances, and double doors opening to the rear garden-perfect for entertaining. The dining area also enjoys direct garden access and connects via double doors to a separate family room. A dedicated office, utility room, and downstairs WC complete the ground floor layout.

Upstairs, there are five generously sized bedrooms, including two with modern en-suite shower rooms. The remaining three bedrooms share a well-appointed family bathroom.

Outside, the property benefits from a double garage and driveway providing off-road parking. The rear garden features a large patio seating area and a well-maintained lawn, all fully enclosed for privacy and security.

This well-presented and spacious home is perfect for families seeking a blend of comfort, space, and functionality.

The local area offers excellent transport, with the mainline train station being 1 mile away, schooling, and healthcare options within walking distance. Daily essentials are convenient nearby, and leisure facilities range from local clubs to charming village attractions just a short drive away.

Entrance Hall

14' 5" max x 6' 10" max (4.39m max x 2.08m max)

Study/Office

11' 1" max x 9' 4" max (3.38m max x 2.84m max)

Living Room

18' 5" max x 11' 6" max (5.61m max x 3.51m max)

Dining Room

19' 4" max x 11' 8" max (5.89m max x 3.56m max)

Kitchen

17' max x 11' 6" max (5.18m max x 3.51m max)

Utility

9' 3" max x 5' 9" max (2.82m max x 1.75m max)

Downstairs Cloakroom

Bedroom One

11' 1" max x 10' 8" max (3.38m max x 3.25m max)

Ensuite

8' 7" max x 4' 10" max (2.62m max x 1.47m max)

Bedroom Two

12' max x 10' 1" max (3.66m max x 3.07m max)

Ensuite

8' 3" max x 3' 11" max (2.51m max x 1.19m max)

Bedroom Three

11' 1" max x 9' 6" max (3.38m max x 2.90m max)

Bedroom Four

10' 1" max x 6' 2" max (3.07m max x 1.88m max)

Bedroom Five

11' 3" max x 8' 11" max (3.43m max x 2.72m max)

Bathroom

8' 2" max x 5' 5" max (2.49m max x 1.65m max)

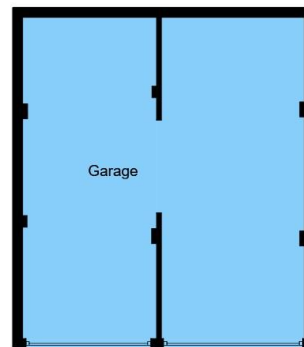




Ground Floor



First Floor



Garage

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

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1-3 Queen Victoria Road
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EPC Rating: B Council Tax
 Band: G

view this property online connells.co.uk/Property/WYC312866

Tenure: Freehold



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