



## 37 Hildreth Road

Prestwood

HP16 0LZ

Monthly Rental Of £1,695

- 3 bedroom mid-terrace
- Spacious lounge/dining room
- Garage and additional driveway parking
- Level garden with patio
- Easy access to mainline train station in Great Missenden
- EPC rating C; Council tax band: D



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# 37 Hildreth Road Great Missenden HP16 0LZ

## PROPERTY FACTS

A spacious mid-terrace property a few minutes walk from Prestwood's facilities. The accommodation offers entrance hall, cloakroom, large sitting room plus dining area, kitchen, 3 bedrooms and family bathroom. Garage and driveway parking. Level garden with patio and small shed. Well placed for London trains at Great Missenden, 1.5 miles, and High Wycombe, 5 miles.

## LOCATION FACTS

Prestwood village centre has an excellent range of day to day facilities available including a variety of local shops, ie Butchers, Bakers, Newsagents, Post Office, Chemist, Florist and Supermarkets, together with Doctors' and Dentists' surgeries. There are local schools for children up to the age of 11 years. For secondary education, Prestwood lies in the catchment area for the Amersham/Chesham Grammar Schools and The Royal Grammar School for Boys in High Wycombe. The Misbourne School in Great Missenden also offers schooling for 11-18 year olds. Private schools close by include The Gateway in Great Missenden and Pipers Corner for girls in Great Kingshill. Nearby Great Missenden also offers a main line rail link into Central London which is ideal for the commuter. For more extensive requirements both High Wycombe and Amersham are approximately 4/5 miles from Prestwood.

## DIRECTIONS

From our offices in Prestwood, proceed along the Wycombe Road and Hildreth Road is the third road on the left hand side. Number 37 will be found half way along the road on the right hand side.

