



Keegan White
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7 Merlewood Close | £1,500,000



Features

- Five Bedrooms, Two Full Bedroom Suites
- Kitchen Open Plan To Family Area
- Large Dual Aspect Lounge
- Internal Office Spacious Home Office
- Four Bathrooms
- Large Garden With Gymnasium & Outbuilding

This impressive detached property offers five spacious bedrooms suites with plentiful living accommodation. Situated in a prestigious location, the property lends itself to any discerning buyer that is looking for a status property. The front door opens into a large hallway with stairs to the first floor, door to a large utility room and into the kitchen which is open plan to a family area which would make an incredible space for entertaining. The lounge is dual aspect and opens into the garden to the rear. To the front of

the property is an additional reception room which is currently being used as a spacious home office. To the first floor are five bedrooms of generous proportions with living space giving individual privacy for occupants.

Outside to the front of the house is substantial secure parking. To the rear, a large level garden with a high quality gymnasium and additional outbuilding providing plenty of storage space.



Merlewood Close forms part of a highly regarded residential development to the south side of High Wycombe and therefore conveniently positioned for junction 4 access to the M40. Local amenities are close by and include the refurbished sports centre and handy cross and Waitrose supermarket. Within walking distance are some excellent schools including St Michaels Catholic School, The John Hampden Grammar School for boys and Wycombe High School

for girls. The town centre to the north has further facilities including The Eden Shopping Centre and mainline railway station providing a link to London Marylebone in under 25 minutes.

Property details:
Council Tax Band G
Energy Performance Rating: TBA





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Approximate total area⁽¹⁾
4317.62 ft²
401.12 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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