



Keegan White
ESTATE AGENTS

4B Highway Court | £190,000

4B Highway Court | Beaconsfield | HP9 1QB

- Top Floor Flat
- 148 Year Lease
- Double Bedroom
- Modern Kitchen + Integrated Appliances
- Contemporary Shower Room
- Town Centre Location

At ground floor level, an opening between two shops has communal stairs to the first floor, where there is an external walkway that leads to the communal front door that has a security entry phone system. There is a well presented entrance lobby with stairs rising to upper floors and this apartment is located at the top. The private front door opens into a small lobby that gives access to all rooms. The kitchen/living has velux windows and the kitchen area is fitted to a modern standard, with integrated appliances and storage units. The bedroom is 'L' shaped with storage built into the eaves, the shower room is also modern with a shower cubicle, hand basin, WC, and heated towel rail, and there is an additional storage area with restricted headroom that houses the high pressure hot water cylinder. The apartment is double glazed and has electric central heating to radiators.

Beaconsfield is a market town and is adjacent to the Chiltern Hills area of outstanding natural beauty. The town offers great commuter links with easy access to junction two of the M40 motorway with links to the M25 and London Heathrow. The mainline railway station provides access to London Marylebone in under half an hour. There are an array of local facilities with clothing shops, superstores including a Sainsburys and Waitrose, pharmacies, coffee shops, public houses, restaurants with fine dining and a number of pubs and bars. For leisure and fitness there is also a wealth of opportunity with local football, rugby, and cricket clubs, a David Lloyd fitness centre, and a host of other community groups for all to enjoy.

Additional Information:

Lease Term Remaining: 148 years

Council Tax Band: C.

EPC Rating: 34 F (PRS Exemption Registered).

No Service Charge and No Ground Rent

Annual Building Insurance: £205



These particulars are not an offer or contract, nor part of one. You should not rely on statements by Keegan White Ltd. in the particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Keegan White Ltd. has no authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). The photographs show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. Keegan White Ltd. is a limited company registered in England & Wales with company number 9726292. Our registered office is 102-104 High Street, Great Missenden, Bucks, HP16 0BE

33-35 Crendon Street, High Wycombe, Buckinghamshire HP13 6LJ

Tel: 01494 417007

Email: wyc@keeganwhite.co.uk

keeganwhite.co.uk

Keegan White
ESTATE AGENTS