



Pinewood Road, High Wycombe, Buckinghamshire, HP12 4DA

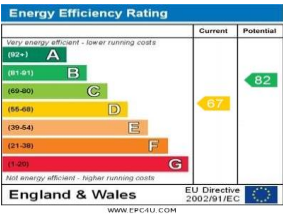
We are delighted to offer for sale this substantial three/four bedroom detached house located in a premier location close to open countryside with far reaching open views.

Covered Porch | Spacious Entrance Hall | Large Lounge With Picture Window and Far Reaching Valley Views | Study/Bedroom Four | Separate Dining Room With Garden Views | Refitted Modern Kitchen/Breakfast Room | Ground Floor Shower Room | Separate Utility Room | First Floor Landing With Eaves Storage | Three Good Size Double Bedrooms with Stunning Valley Views To Front | Modern Refitted Family Bathroom | Enclosed Rear Garden With Lawn And Patio Areas | Additional Off Road Car Parking Accessed Via Upper Stanley Road | Large Double Garage With Electric Up And Over Door | Additional Driveway Parking For Several Cars | Gas Central Heating To Radiators | Double Glazed Windows | Good Order Throughout | Stunning Far Reaching Valley Views | No Upper Chain | Must Be Seen Internally |

We are delighted to offer for sale this substantial three/four bedroom detached house located in a premier location close to open countryside with far reaching open views. Offering over 2000 square foot of flexible accommodation the property is well-presented throughout and enjoys a light, bright, entrance hall, modern refitted kitchen, utility room, three separate reception areas and ground floor shower room. On the first floor are three double bedrooms and a modern refitted family bathroom. The rear gardens are well-proportioned, enclosed with patio and lawn areas and also provide additional off-road parking accessed from Upper Stanley Road. There is a large double garage with electric up and over door and driveway with ample parking for several cars. The far-reaching open views across the valley are a particular feature of this fantastic family home. To Be sold with no upper chain, early viewing recommended.

Price... £650,000

Freehold



LOCATION

Located just under 2.5 miles to the west of High Wycombe, town centre close to local amenities and handy for public transport. This quiet location is a stone's throw of National Trust woodland yet is within easy reach of local amenities and only a 5-10 minute drive from junction 4 of the M40 motorway as the historic village of West Wycombe.

DIRECTIONS

Leave High Wycombe on the A40 west Wycombe Road and continue for approximately a mile and a half and after passing through the second major set of traffic lights, turn left into Chapel Lane. After a short distance, take the first turning on the right into Toweridge Lane and then take the second turning on the left into Pinewood Road. The property will be found a short way along on the left-hand side at the junction with Upper Stanley Road.

ADDITIONAL INFORMATION

COUNCIL TAX

Band F

EPC RATING

D

MORTGAGE

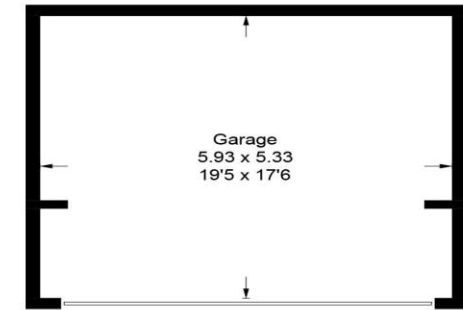
Contact your local Wye Residential office who can introduce you to their Independent Financial Adviser



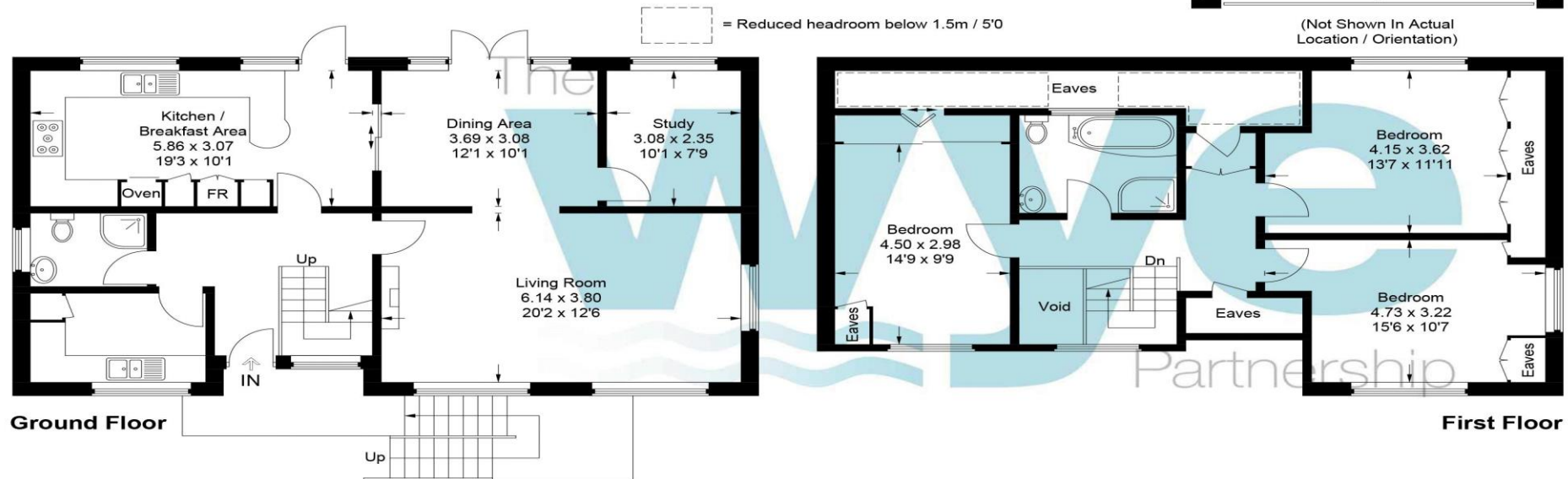
Whilst we endeavour to make our sales details accurate and reliable they should not be relied upon as statements of representation of fact and do not constitute any part of an offer or contract.

Stanley Corner, Pinewood Road

Approximate Gross Internal Area
 Ground Floor = 83.7 sq m / 901 sq ft
 First Floor = 75.3 sq m / 810 sq ft
 Garage = 31.8 sq m / 342 sq ft
 Total = 190.8 sq m / 2,053 sq ft
 (Including Eaves / Excluding Void)



(Not Shown In Actual
Location / Orientation)



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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The **wye** Partnership