

A photograph of a three-story brick house with a dark brown tiled roof. The house has multiple windows with dark frames. A paved driveway leads to a garage on the left side. A brick path leads from the foreground towards the house. The foreground is a green lawn. A tree with green leaves is visible in the upper right corner. The sky is blue with some clouds.

Knave's Hollow, Wooburn Moor, High Wycombe, Buckinghamshire, HP10 0PB

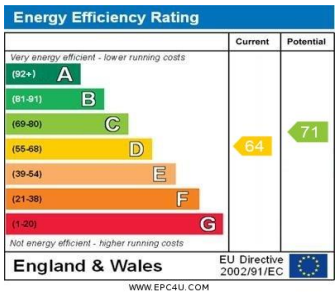
We are pleased to offer for sale this immaculate and well proportioned one-bedroom ground floor apartment, located in a small and sought-after development close to junction 3 of the M40.

Entry Phone System | Well Presented Communal Entrance Hall | Front Door | Large Lounge/Dining Room | Modern Fitted Kitchen | Double Bedroom | Modern White Bathroom Suite | Upgraded Electric Heating System | Double Glazed Windows | Immaculate Condition Throughout | Allocated parking | Well Maintained Communal Gardens | Long Lease | Low Charges | Highly Regarded Development | Close To junction 3 Of M40 | We Hold Keys For Early Viewing | Must Be Seen Inside |

We are pleased to offer for sale this immaculate and well proportioned one-bedroom ground floor apartment located in a small and sought-after development close to junction 3 of the M40. Accessed by a secure entry phone system, the property has been very well cared for and improved by the current sellers and offers upgraded electric heating, sealed unit double glazed windows, a good size lounge/dining room, double bedroom, a modern refitted kitchen with sunny aspect and a good size modern bathroom. The development is located in the popular area of Wooburn Moor and offers pleasant well-maintained communal gardens that surround the property. Parking is provided with an allocated parking space adjacent to the block. With a long remaining lease and low charges, the property will make an ideal first time buy or investment purchase. We hold keys for early viewings.

Price... £189,950

Leasehold



LOCATION

In a pleasantly matured development just a minute's drive from junction 3 of the M40. Beaconsfield New Town is 3 miles distant and High Wycombe 3.5 miles, both towns with fast London trains. Knaves Hollow lies off the A40 London Road along which operate frequent Heathrow buses. Several villages lie close by and the River Thames at Bourne End is approximately 4 miles away.

DIRECTIONS

Leave High Wycombe on the A40 London Road, continuing for approximately 3 miles passing over all mini roundabouts and through traffic lights. On reaching the main roundabout at Junction three of the M40, keep left, continuing on the A40 and then take the second turning on the right into Knaves Hollow. Proceed into the development and No. 29 will be found on the right-hand side towards the end of the development.

ADDITIONAL INFORMATION

Leasehold; 115 Years remaining; Service Charge; £980.00 Per annum; Ground Rent; £200.00 Per annum.

COUNCIL TAX

Band C

EPC RATING

D

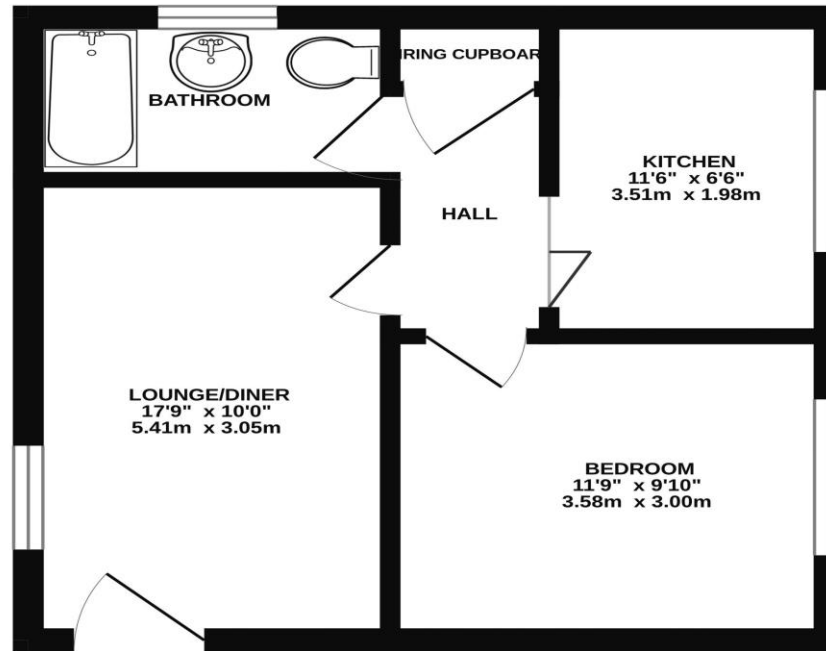
MORTGAGE

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.



GROUND FLOOR
236 sq.ft. (21.9 sq.m.) approx.



TOTAL FLOOR AREA : 236 sq.ft. (21.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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The **wye** Partnership