



Gilbey Walk, Wooburn Green, High Wycombe, Buckinghamshire, HP10 0QL



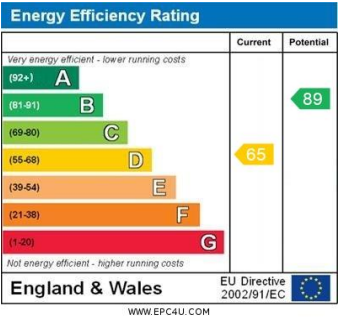
*We are delighted to offer for sale this three-bedroom terraced house located off a quiet walkway location in the very sought-after Bucks village of Wooburn Green.*

Enclosed Porch | Entrance Hall | Lounge With Feature Window | Separate Dining Room | Fitted Kitchen | First Floor Landing | Three Bedrooms | Family Bathroom | Gas Central Heating To Radiators | Double Glazed Windows | Beautiful Walkway Location | Popular Bucks Village | Short Walk To Popular Local Schools | Garage In Nearby Block | Early Viewing Advised |

We are delighted to offer for sale this three-bedroom terraced property located off a quiet walkway location in the very sought-after Bucks village of Wooburn Green. The property is a stones throw away from the highly regarded St Pauls C of E Combined school as well as being close to village facilities. Heated by gas central heating to radiators and double glazing, the property offers two reception rooms, fitted kitchen, three first floor bedrooms and first floor bathroom. Externally the rear garden is enclosed with a garden shed, the front garden is open plan and there is a garage in a block a short distance from the house. Early viewing is advised.

**Price... £439,950**

*Freehold*





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## LOCATION

The property is situated close to the heart of Wooburn Green Village which has a number of thriving shops, pubs, restaurants and excellent schools. The property is under two miles from Bourne End Station which links, via Maidenhead, to London Paddington. The M40 is accessible from Beaconsfield, Loudwater and High Wycombe. The area boasts acres of countryside, and the River Thames runs close by at Bourne End.

## DIRECTIONS

From High Wycombe, proceed east on the A40 London Road continuing for approximately 4 miles to Holtspur. Ascend the hill to Holtspur and on reaching the roundabout, turn right onto Wooburn Green Lane. Descend the hill and continue along the green at the bottom and on reaching the T junction, turn left onto Town Lane. After a short distance, turn right onto Stratford Drive. Follow the road round and Gilbey Walk can be found on the left-hand side.

## ADDITIONAL INFORMATION

### COUNCIL TAX

Band D

### EPC RATING

D

### MORTGAGE

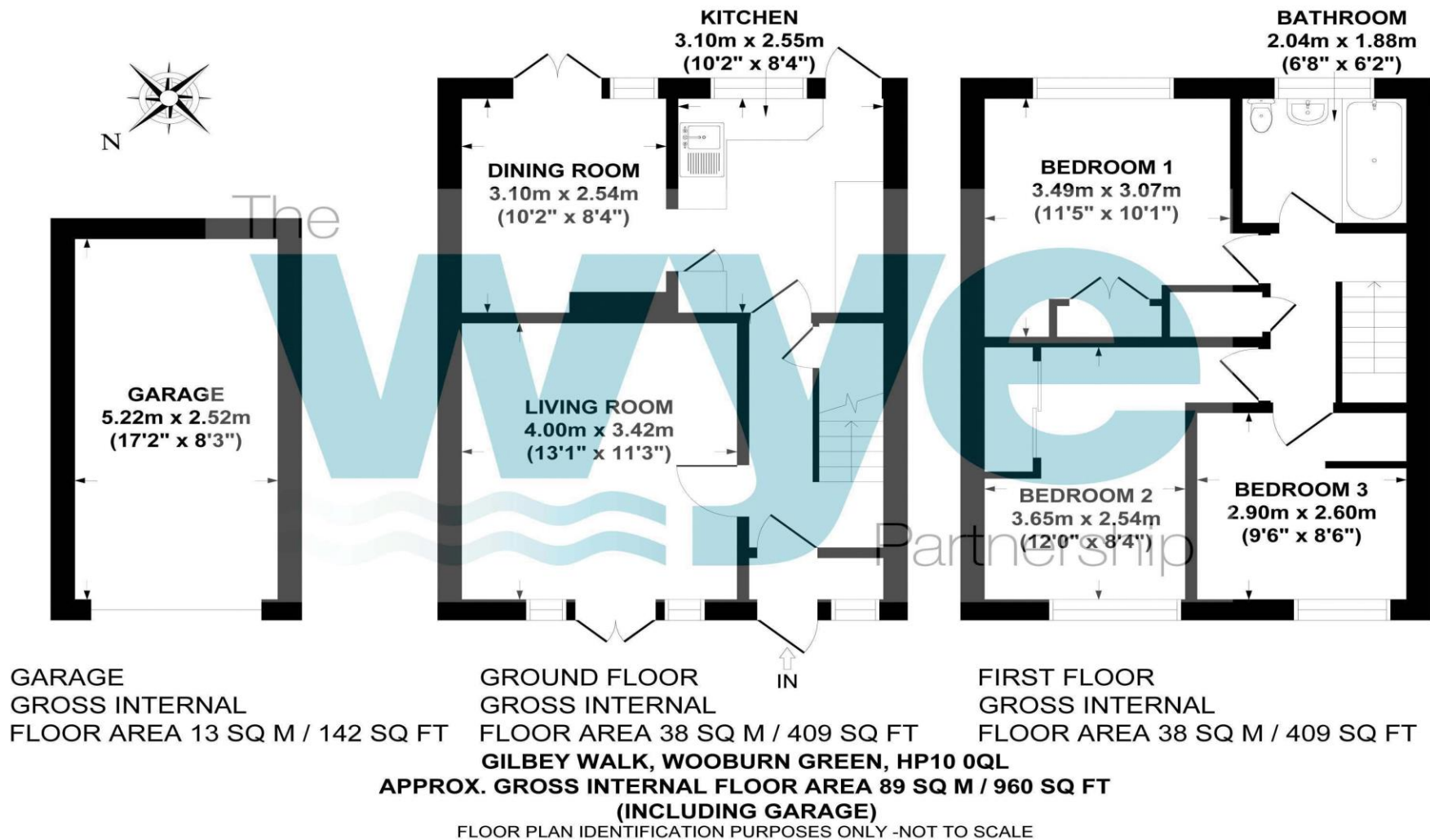
Contact your local Wye Residential office who can introduce you to their Independent Financial Adviser

*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.*

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The **wye** Partnership