

West Wycombe Road, High Wycombe, Buckinghamshire, HP12 3AB

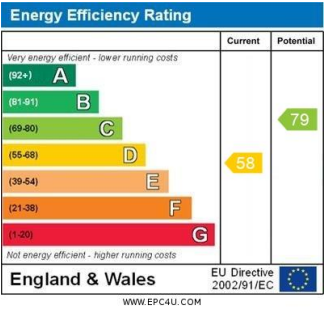
A unique, quirky, character terraced cottage on the fringe of the town centre.

| A Unique and Quirky Character Cottage | Situated on the Western Fringe of the Town Centre | Accommodation Over Four Levels | Lounge/Sitting Room | Kitchen | Conservatory | Main Bathroom | Cinema/Basement Room | Two First Floor Bedrooms (Master with En-Suite Shower Room | Second Floor Bedroom 3 | Enclosed Courtyard Gardens | Replacement Windows | On Road Parking | Viewing Essential to be Appreciated |

A most unique and 'quirky' terraced cottage situated on the western fringe of the town centre. The accommodation is spread over 4 floors which includes a basement room, three bedrooms over first and second floors - Bedroom 1 has an en-suite shower room. On the ground floor is the main reception room with kitchen, conservatory and main bathroom. There is a courtyard garden at the rear enclosed by panel fencing. With many character features and within easy reach of the town centre, a viewing is strongly recommended.

Price... £335,000

Freehold



LOCATION

Situated on the western fringe of the town centre with amenities close by that provide for all day-to-day needs, the town centre is just a 10-15 minute walk and provides a multitude of shopping, leisure and hospitality venues as well as a bus station providing transport to all outlying areas and a mainline rail link to London/Birmingham.

DIRECTIONS

From the town centre, head west on the A40 West Wycombe Road, proceed through the first set of traffic lights, continue for approximately a quarter of a mile and just after passing Oakridge Road, the property will be found on the left.

ADDITIONAL INFORMATION

COUNCIL TAX

Band B

EPC RATING

D

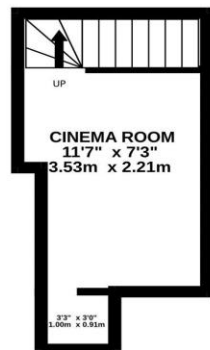
MORTGAGE

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

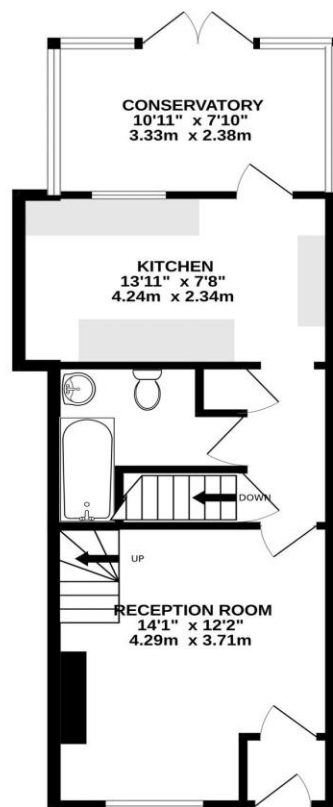
Whilst we endeavour to make our sales details accurate and reliable they should not be relied upon as statements of representation of fact and do not constitute any part of an offer or contract.



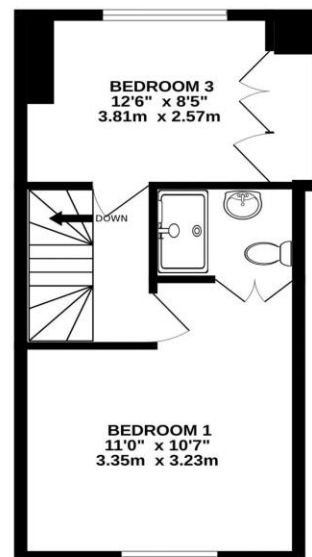
CELLAR



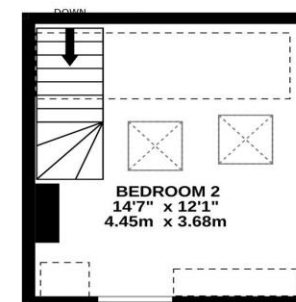
GROUND FLOOR



1ST FLOOR



2ND FLOOR



TOTAL FLOOR AREA : 1048sq.ft. (97.4 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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Wye House, 15 Crendon Street, High Wycombe Bucks, HP13 6LE

01494 451 300

wycombe@wyeres.co.uk

wyeres.co.uk

The **wye** Partnership