



## Flat 16

Langston Court Gallows Lane, High Wycombe

- A Well Presented Ground Floor Apartment with Private Entrance
- Popular Development to West of High Wycombe
- Entrance Hall, Living Room, Kitchen Two Bedrooms, Bathroom
- Electric Heating, Double Glazing, Well Maintained Communal Gardens
- Allocated & Vistors Parking, No Onward Chain, Viewing Recommended

The property is situated approximately 2 miles to the west side of the town and within close proximity of a local convenience store and bus routes. The town centre offers a wide variety of shopping and leisure facilities including a mainline rail link to London/Birmingham. The M40 is accessed at Junction 4 which is just a 10 minute drive from the property

Council Tax band: C

Tenure: Leasehold; 66 Years remaining which the owners are currently extending, new lease term to be advised: Service Charge; £1450.00 Per annum: Ground Rent to be confirmed once lease has been extended.

EPC Energy Efficiency Rating: C



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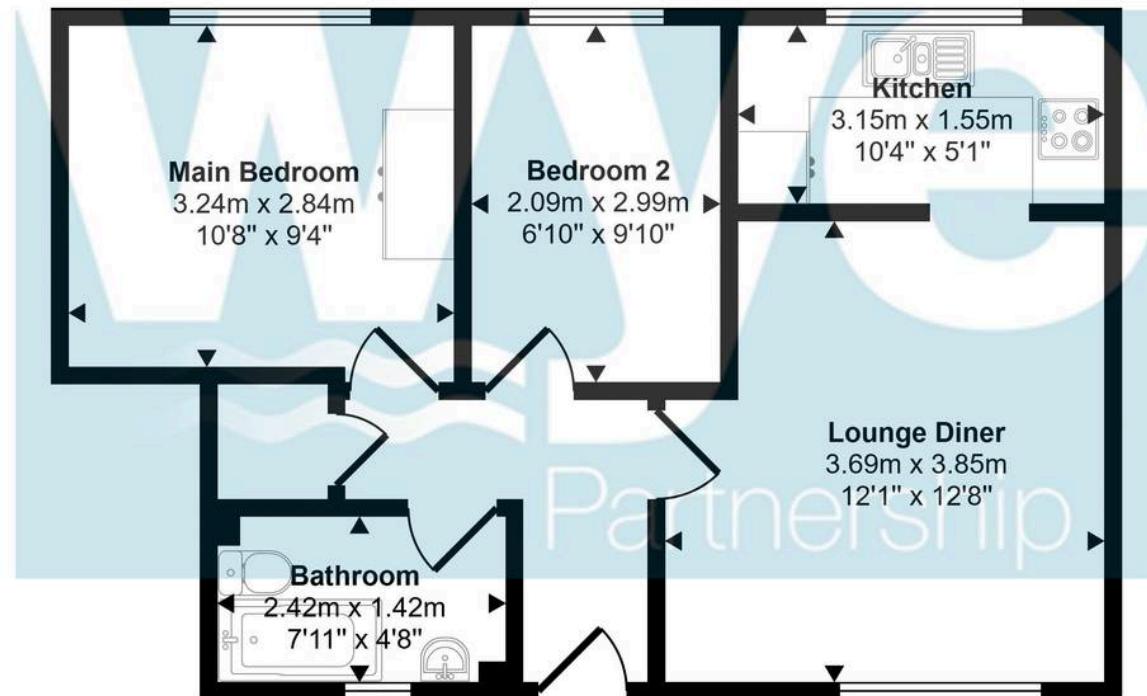
Langston Court Gallows Lane, High Wycombe

A well-presented, two-bedroom ground floor apartment with private entrance to the West of High Wycombe

Forming part of this popular development on the West side of High Wycombe. A well-presented ground floor apartment with its own private entrance, with accommodation comprising: entrance hall, living room, kitchen, two bedrooms, bathroom, electric heating, double glazing. There are well maintained communal gardens, allocated and visitors car parking. Offered with no onward chain. Viewing highly recommended.



Approx Gross Internal Area  
45 sq m / 484 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

## The Wye Partnership High Wycombe

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