



15 Disraeli Crescent, High Wycombe, HP13 5EL
£615,000

15 Disraeli Crescent

High Wycombe, High Wycombe

- An Extended Detached Family Home
- Well Maintained Throughout By The Current Owners
- Desirable Location Enjoying Views Over Hughenden Park
- Spacious Living Room Open To Sun Room, Separate Dining Room
- Kitchen/Breakfast Room, Utility Room
- Four Bedrooms, Bathroom And Shower Room
- Delightful Landscaped Rear Gardens With Protected Woodland To The Rear
- Catchment To Popular Local Schooling
- Easy Reach Of Town Centre Amenities And Surrounding Countryside

The property is situated in a highly regarded and much sought after development within 5 minutes walk of National Trust parkland. In contrast, the town centre, which provides a vast array of shopping, leisure, entertainment and hospitality facilities, as well as a mainline rail link to London, is approximately 1 mile away. The town offers good public transport links and access to the motorway network.

Council Tax band: F

Tenure: Freehold

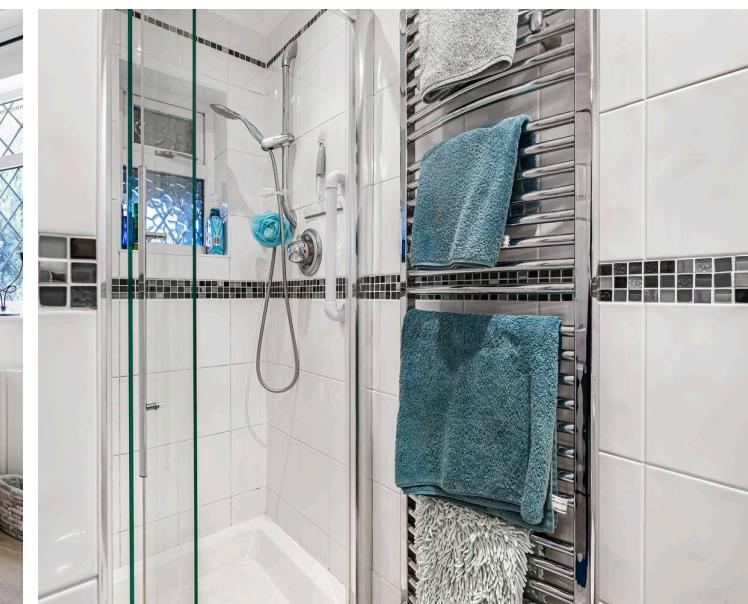
EPC Energy Efficiency Rating: D



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This superb four bedroom detached house presents an excellent opportunity for families seeking a spacious and well maintained home in a highly desirable location with views over Hughenden Park. Extended and thoughtfully updated by the current owners, the property offers a generous living room that opens into a bright sun room, creating an ideal space for relaxation and entertaining. There is a separate dining room, a well equipped kitchen and breakfast room, as well as a practical utility room and an additional shower room. Upstairs, four good sized bedrooms are served by a family bathroom. The property is situated within catchment for popular local schools and is conveniently located for easy access to town centre amenities and the surrounding countryside. With its spacious layout, quality finishes and sought after setting, this home is perfect for those looking to enjoy comfort and convenience in a prime residential area.



**Approximate Gross Internal Area 1321 sq ft - 122 sq m
(Excluding Garage)**

Ground Floor Area 768 sq ft - 71 sq m

First Floor Area 553 sq ft - 51 sq m

Garage Area 173 sq ft - 16 sq m



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



The Wye Partnership High Wycombe

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