

Connells

Carrington Road
High Wycombe

Carrington Road
High Wycombe HP12 3HT

for sale
£400,000







Property Description

Offered to the market with no onward chain, this three-bedroom semi-detached home presents an excellent opportunity for buyers looking to modernise a property to their own taste. The ground floor comprises an entrance hall, a spacious living room and a fitted kitchen with direct access to the rear garden. Upstairs, there are three bedrooms along with a family bathroom. A useful basement, accessed externally from the garden, provides two additional rooms offering excellent storage space and further potential, subject to requirements and any necessary consents. Externally, the property benefits from a front driveway with steps leading to the front entrance, as well as gated side access to the enclosed rear garden, which features a generous, paved area and lawn.

The property is conveniently situated for a range of local amenities, with shops and everyday facilities nearby, while High Wycombe railway station is approximately 1.3 miles away. Local schooling includes Castlefield School, Oakridge School, Wycombe High School and John Hampden Grammar School, making the location well placed for families. With some updating required throughout, this property offers plenty of scope to create a comfortable family home in a convenient High Wycombe location.

Agents Note:

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.


DARK WEB





Total floor area 118.0 m² (1,270 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io





To view this property please contact Connells on

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1-3 Queen Victoria Road
HIGH WYCOMBE HP11 1BA

EPC Rating: C

Council Tax Band: D

view this property online connells.co.uk/Property/WYC313653

Tenure: Freehold

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.