



# 7 Wyatt Close

## High Wycombe

- Three Bedroom End Of Terrace Town House
- Gas Central Heating , Double Glazed Windows
- Stunning Elevated Views Across High Wycombe
- Juliet Balcony
- Garage Plus Additional Driveway Parking
- Cul-De-Sac Location

Wyatt Close is situated on a quiet residential cul-de-sac in the eastern part of High Wycombe, approximately 15 minute walk to High Wycombe railway station offering direct train links into London, Birmingham and Oxford. High Wycombe town is a 10 minute walk offering multiple shopping, leisure and entertainment facilities, the property is also close to large supermarkets.

Council Tax band: D

Tenure: Freehold

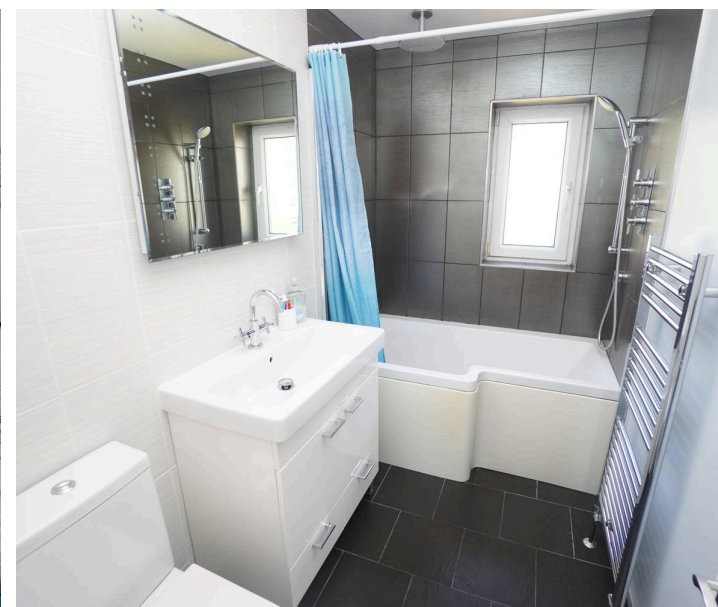
EPC Energy Efficiency Rating: D



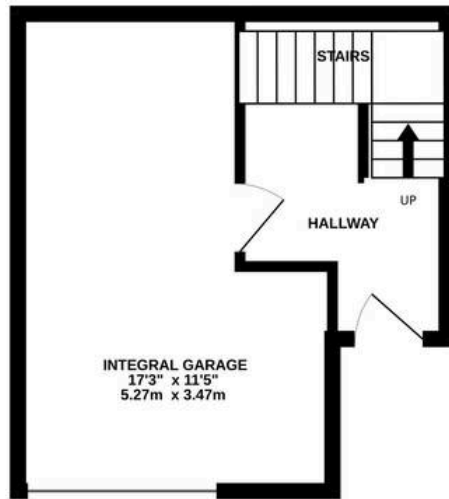
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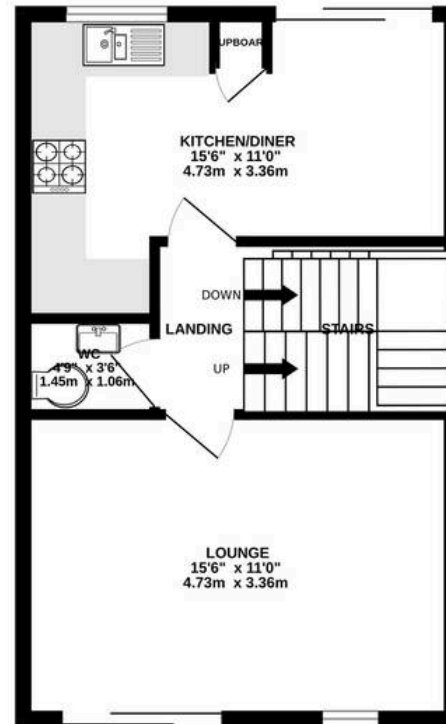
This impressive three bedroom end of terrace town house is situated in a desirable cul-de-sac location, offering a peaceful setting with stunning elevated views across High Wycombe. The property features gas central heating and double glazed windows, ensuring comfort and energy efficiency throughout the seasons. The well-appointed accommodation is arranged over multiple levels, providing versatile living spaces ideal for modern family life. The spacious lounge benefits from a Juliet balcony, allowing you to enjoy the far-reaching views in style. A contemporary kitchen and dining area provide ample space for entertaining or family meals. Upstairs, three well-proportioned bedrooms offer flexibility for families, guests, or a home office. The property also boasts a modern family bathroom. For added convenience, there is a garage as well as additional driveway parking (perfect for multiple vehicles or visitors). This home offers an excellent opportunity for buyers seeking a comfortable, well-located residence with attractive outlooks and practical features. Its proximity to local amenities, schools, and transport links further enhances its appeal, making it an ideal choice for families or professionals looking to settle in a sought-after area of High Wycombe. Early viewing is highly recommended.



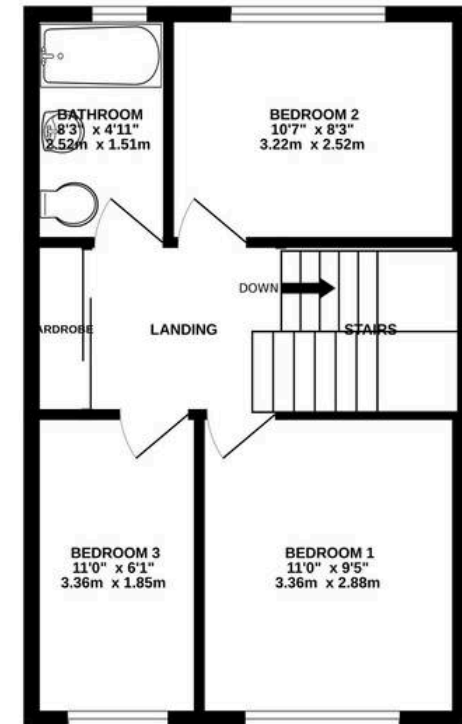
GROUND FLOOR



1ST FLOOR



2ND FLOOR



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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## The Wye Partnership High Wycombe

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