



Kingshill Drive

High Wycombe

HP13 5PH

Monthly Rental Of £2,100

- A Striking Town House With Exceptional Accommodation Available Late November Unfurnished
- One Mile North of the Town Centre, Close to Open Countryside and The RGS
- Gas Central Heating, Two Balconies. Sitting Room and Dining Conservatory
- 17' Kitchen-Breakfast Room. Cloakroom. Master Bedroom With an En Suite. Family Bathroom
- 3 Further Bedrooms Plus a Jack and Jill Bathroom. Level Enclosed Garden.



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PROPERTY FACTS

A formidable town house, built in recent years, to provide contemporary family accommodation on three levels - available immediately unfurnished....Gas radiator central heating and sealed unit double glazing....Entrance hall....Cloakroom....Sitting room 13'9 x 13'3 with double doors to the dining conservatory 13'2 x 9'10 which has double doors to the rear garden....Comprehensively equipped kitchen-breakfast room 17' x 8'5 narrowing to 6'8....First floor landing....Master bedroom 12'2 x 11'3 overall with built in wardrobes and an en suite shower room....Bedroom two 10'8 x 6'6 with door to private balcony....Family bathroom with a white suite....Second floor landing....Bedroom three 13'9 x 13'3 overall with built in wardrobe and access from the bedroom to the Jack and Jill bathroom with a white suite and shower cubicle....Bedroom four 13'4 x 13'3 overall with door to the second private balcony....Two allocated parking spaces....Enclosed level rear garden....Council tax band E

Available late November unfurnished - a town house offering accommodation on three levels. Just over a mile North of the town, which offers fast London trains and Heathrow buses, close to open countryside and The Royal Grammar School. Gas radiators, sealed units. Sitting room, dining conservatory, 17' kitchen-breakfast room, cloakroom, master bedroom with an en suite, family bathroom, 3 further bedrooms plus a Jack and Jill bathroom. 2 car spaces. level enclosed rear garden.

LOCATION FACTS

Part of the impressive Kingshill Grange development, little more than one mile North of High Wycombe centre - the town provides 25 minute London Marylebone trains and frequent Heathrow buses....The Royal Grammar School is within easy walking distance, as are local shops and open countryside....Two M40 junctions are within ten minutes drive.

DIRECTIONS

In an approach form High Wycombe centre, leave on the A404 towards Amersham. Pass through two sets of traffic lights and at the first mini roundabout, turn left in to Kingshill Road. At the next roundabout turn left in to Kingshill Drive and number 14 will be seen on the right.

