



Keegan White
ESTATE AGENTS

160 Deeds Grove | £375,000



Features

- No Onward Chain
- Needs Modernising
- Three Bedrooms
- Popular Location
- Garage To Rear
- EPC D (64)

A sliding front door opens into an entrance porch that has a secondary front door that leads into the house. The hallway has stairs rising to the first floor and gives access to all ground floor rooms. The lounge/diner has bay windows to front and windows to the rear with views across the valley. The kitchen is well proportioned with plenty of storage units above and below the worktop, a 1 and a 1/2 sink and drainer in front of the rear facing window, a large storage cupboard under the stairs, and a side door,

leading to the garden. The first floor has a landing that has a window to side aspect and the loft access. There are two double bedrooms, one having built in wardrobes, a decent sized 3rd bedroom, a bathroom with airing cupboard and a separate WC. Externally, there is lawned garden and driveway parking to the front, with side access, and steps down to the rear garden that has a garage at the end, accessed via a service road.



Deeds Grove is popular residential location within walking distance of High Wycombe's town centre and relatively close to Junction 4 of the M40 motorway. A footpath provides a convenient shortcut to Desborough Avenue and thereby the property is close to major bus routes and access to the railway station. This all leads to this specific location being ideal for commuters by road, or rail, as well as those working closer in the town centre, or Cressex Industrial estate. High Wycombe itself is a vibrant market town with a extensive retail shopping, restaurants, and leisure facilities in the Eden Centre and is

home to the ever popular Swan Theatre. The area has a wealth of schooling, notably the Royal Grammar School, and John Hampden Grammar School for boys and Wycombe High School for girls.

Additional Information:

Tenure: Freehold

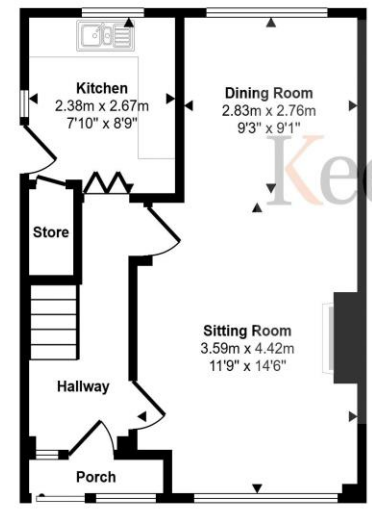
Council Tax: Band D

Energy Performance Rating: EPC D (64)

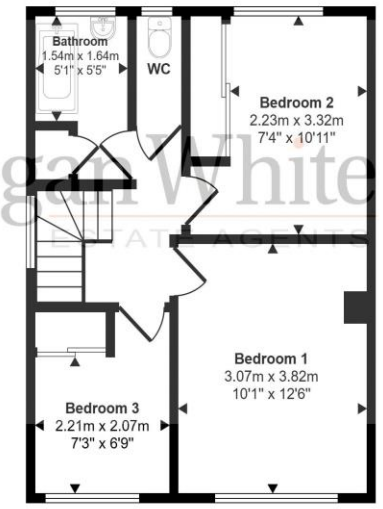




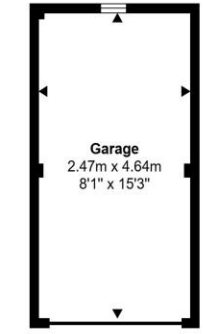
Approx Gross Internal Area
91 sq m / 978 sq ft



Ground Floor
Approx 40 sq m / 427 sq ft



First Floor
Approx 40 sq m / 428 sq ft



Garage
Approx 11 sq m / 123 sq ft

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.

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