57 Ferniefields, High Wycombe

£580,000

Robertsons

57 Ferniefields

High Wycombe

A well appointed and spacious detached chalet bungalow in this popular location which is conveniently situated for Junction 4 of the M40 (Handy Cross). The property is also close to local shops including a Tesco express, a pharmacy and also excellent Grammar schools for boys and girls. Entrance porch, Entrance hall, Cloakroom, Sitting room, Kitchen/Breakfast room, Two ground floor bedrooms, Refitted shower room, Two first floor bedrooms, Gas central heating, Double glazing, Garage and ample parking, Secluded south facing rear garden. NO CHAIN.
Council Tax band: E Tenure: Freehold

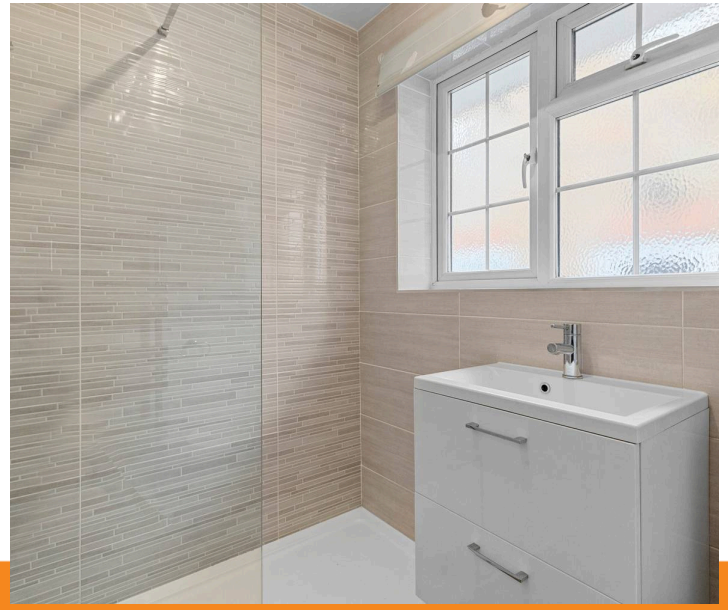
Entrance porch : Raditor, built in cloaks cupboard, window to side

Entrance hall : Stairs to first floor with under stairs storage area

Inner hall : Radiator, airing cupboard housing foam clad hot water cylinder and shelved storage, wall thermostat, built in storage cupboard

Sitting room/Dining room : Fireplace with tiled hearth, three radiators, double doors to garden, four wall light points, dimmer switch, two windows to side

Kitchen/Breakfast room : Fitted with a range of eye and base level units incorporating sink unit with waste disposal, mixer tap and drainer, built in Siemens oven, fitted four ring Bosch hob with extractor over, further built in Siemens oven, space for fridge, built in Bosch dishwasher, space for American style fridge/freezer, cupboard housing Worcester gas fired central heating boiler, space and plumbing for washing machine, space for dryer, part tiled walls, radiator, window to rear and side



Bedroom
With a range of fitted wardrobes, radiator, two wall light points, window to front

Bedroom
Radiator, window to front

Cloakroom
Low level W.C., wash hand basin with mixer tap and cupboards under, radiator, fitted mirrored cupboard, window to side

Shower room
Walk in shower with fitted shower and rainfall shower over, low level W.C., wash hand basin with mixer tap and cupboards under, low level W.C., tiled walls, tiled flooring, heated towel rail, window to side

First floor

Landing
Velux window to side, built in storage cupboard, eaves storage cupboard

Bedroom
Radiator, eaves storage cupboards, velux window to side, window to rear

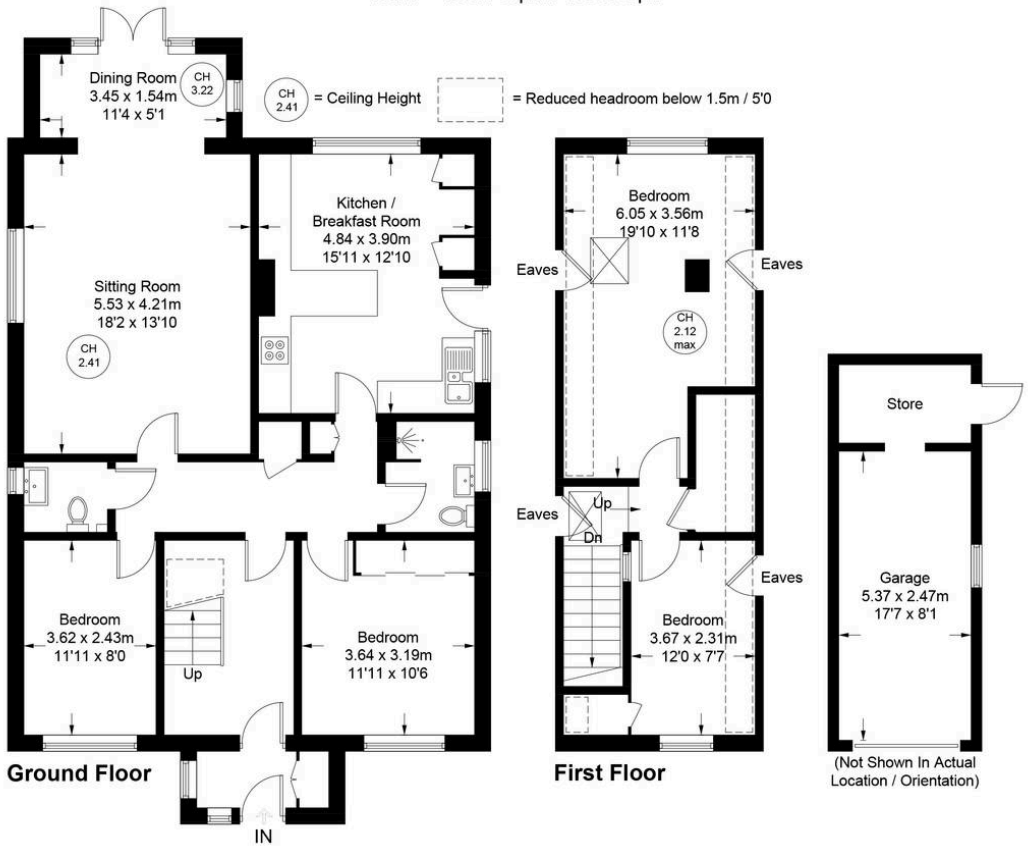
Bedroom
Built in storage cupboard, eaves storage cupboard, radiator, window to front

Front garden/Parking
A driveway provides ample parking, electric car charger

Garage
With metal up and over door, power, opening to shed area with door to rear garden

Rear garden
A paved patio leads to the the remainder of garden which is laid to lawn with a small ornamental pond. There are various flower and shrub borders. The garden is enclosed by panelled fencing and extends to 27' x 31.

Approximate Gross Internal Area
Ground Floor = 99.9 sq m / 1075 sq ft
First Floor = 38.2 sq m / 411 sq ft
Garage & Store = 17.0 sq m / 183 sq ft
Total = 155.1 sq m / 1669 sq ft



Floor Plan produced for Robertsons by Media Arcade Ltd ©.
Illustration for identification purposes only. Window and door openings are approximate. Whilst every attempt is made to assure accuracy in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Robertsons Estate Agents

Swains House, Swains Lane, Flackwell Heath - HP10 9BN

01628 533373
flackwellheath@robertsonsestateagents.co.uk
www.robertsonsestateagents.co.uk/

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