



2 Queen Street, Piddington, Buckinghamshire, HP14 3BW

£600,000

## 2 Queen Street

Piddington, High Wycombe

- Extended Three Bedroom Detached Home With Modern Fittings Throughout
- Large Open Plan Living Space With Bi-Fold Doors Opening To Garden
- Popular Countryside Hamlet Location
- South Facing Rear Garden With Detached Office/Studio
- Utility Room & Cloakroom To Ground Floor
- Viewing Highly Recommended

Piddington is a popular countryside hamlet surrounded by open fields with a popular local public house, allotments, village hall and local park. Further amenities including coffee shops can be found in the neighbouring National Trust village of West Wycombe. The neighbouring villages of Lane End and Stokenchurch provide local schools and shops with Junction 5 of the M40 found at Stokenchurch. Piddington also provides easy access to the picturesque riverside town of Marlow along with its many boutiques and well renowned restaurants and High Wycombe, from where there is a 25 minute rail service to London Marylebone as well as direct links to Oxford and Birmingham.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



## 2 Queen Street

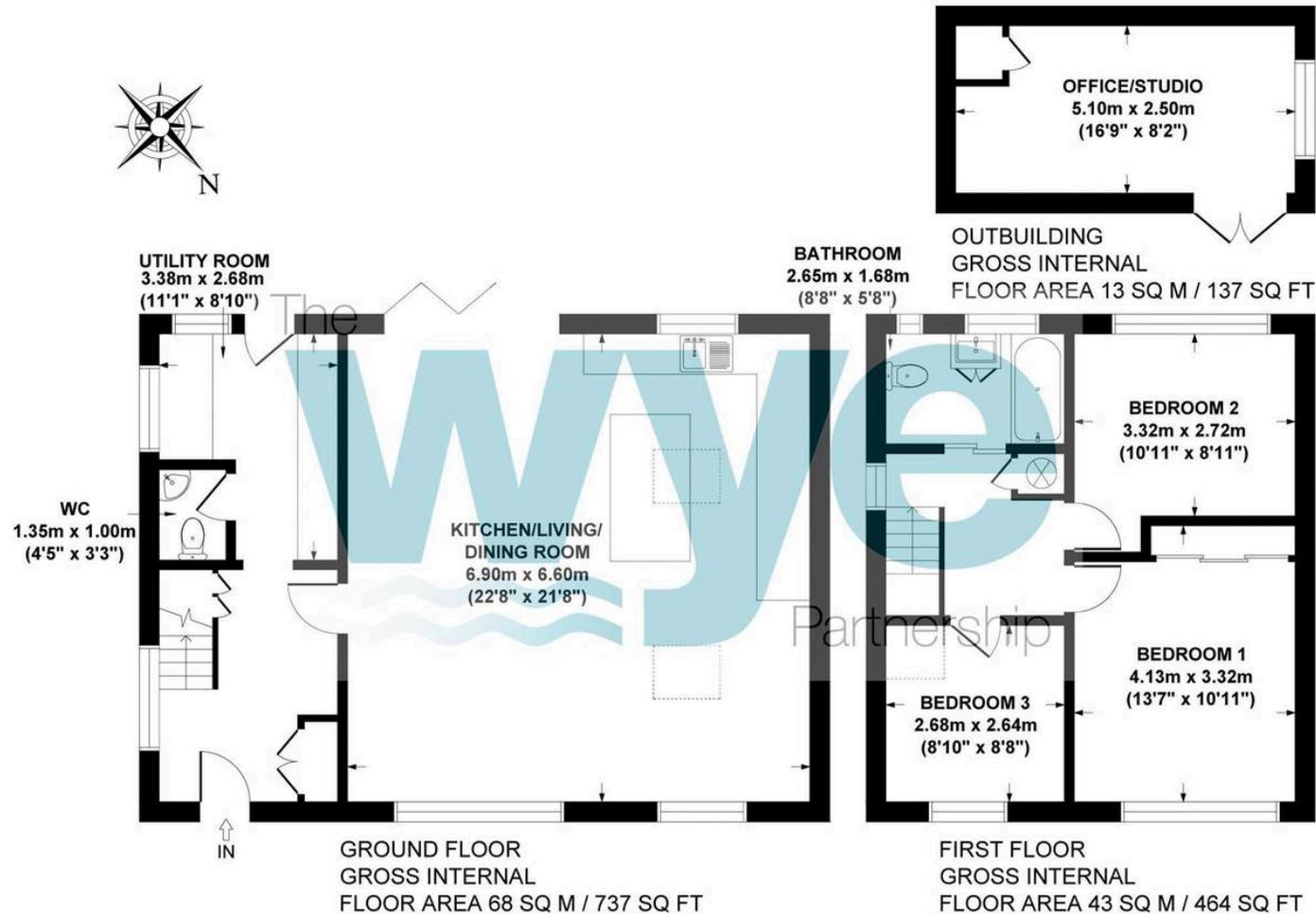
Piddington, High Wycombe

A skilfully extended three bedroom detached home that is located in a countryside hamlet.

Offered to the market is this superb, tastefully designed family home with large contemporary open plan living space. Ideal for both family living and entertaining the bright and airy space is designed with a modern fitted kitchen with a central island providing a breakfast bar, lounge area, family area and dining area with bi-fold doors opening to the rear garden. Also to the ground floor is a spacious entrance hall, cloakroom and utility room. To the first floor the three bedrooms and modern bathroom suite are accessed from the landing. Outlook to the front provides roof top views to fields beyond. Outside there is ample off street parking to front. To the rear the south facing garden provides two patio areas that capture the sun throughout the day, area of lawn and a detached office/studio that has heating and electric. An internal viewing is highly recommended.







**QUEEN STREET, PIDDINGTON, HP14 3BW**  
**APPROX. GROSS INTERNAL FLOOR AREA 124 SQ M / 1338 SQ FT**  
**(INCLUDING OUTBUILDING)**

FLOOR PLAN IDENTIFICATION PURPOSES ONLY -NOT TO SCALE

## The Wye Partnership Stokenchurch

Kingston House, Oxford Road, Stokenchurch - HP14 3TA

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