



Estate Agents
Hurst

12 River Court, Oakridge Road, High Wycombe, Buckinghamshire, HP11 2FN
£1,500 Per Month

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AVAILABLE NOW is this beautifully presented FURNISHED two double bedroom first floor apartment, constructed in 2017 and offered to the market in immaculate condition throughout. Situated within the sought-after River Court development on the west side of High Wycombe, the property enjoys a convenient position within walking distance of the town centre, Eden Shopping Centre, a range of restaurants, cafés and leisure facilities, as well as High Wycombe railway station.

The spacious accommodation comprises an entrance hall, a bright and airy open plan lounge/kitchen/dining room featuring a gas hob, integrated appliances and patio doors leading onto a large private balcony, two generous double bedrooms, an en-suite shower room to the principal bedroom and a modern family bathroom. The property further benefits from allocated parking, gas central heating and UPVC double glazing.

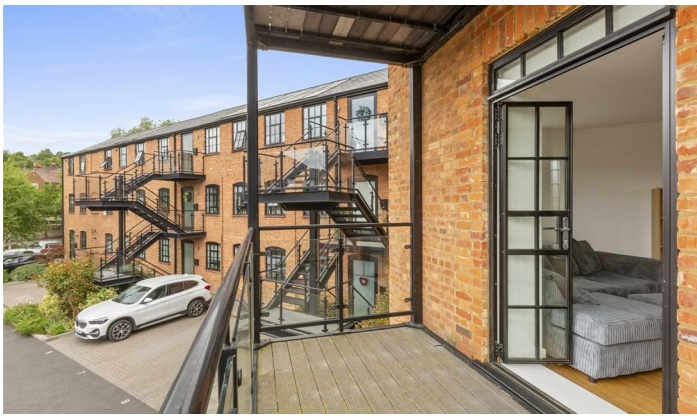
River Court is a modern development built in 2017, ideally suited to professionals, commuters and small families alike. The development benefits from landscaped communal areas, allocated parking and a security entry phone system. High Wycombe railway station provides direct services to London Marylebone in as little as approximately 25 minutes, making the property an excellent choice for London commuters. The area is also exceptionally well connected with Junction 4 of the M40 motorway just a short drive away, providing convenient access to London, Oxford, Heathrow Airport and the wider motorway network.

HOLDING FEE: £346.15
DEPOSIT REQUIRED: £1,730.75



FURNISHED (OR OPTIONAL FURNISHINGS)
TWO SPACIOUS DOUBLE BEDROOMS
LARGE OPEN PLAN LOUNGE/KITCHEN/DINER
EN-SUITE SHOWER ROOM
PRIVATE BALCONY
ALLOCATED PARKING
EPC RATING: B
GAS CENTRAL HEATING & GAS HOB
MODERN DEVELOPMENT - BUILT IN 2017
CLOSE TO TOWN CENTRE & TRAIN STATION

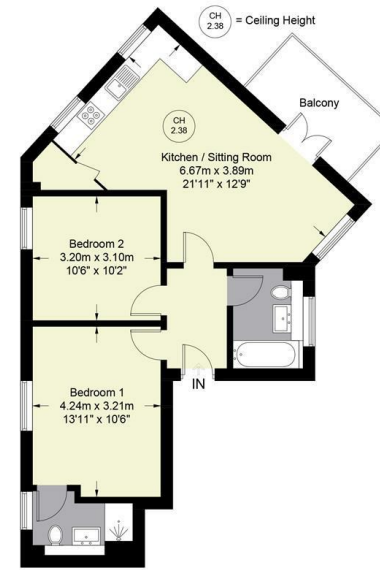






Oakridge Road

Approximate Gross Internal Area = 672 sq ft / 62.4 sq m



FIRST FLOOR

Floor Plan produced for Hursts 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.



The Property Misdescriptions Acts 1991. Hurst Estate Agents have not tested any apparatus, equipment, fixture and fittings or services and cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of the property are based on information supplied by the seller. Hurst Estate Agents has not had sight of the title documents. A buyer is advised to obtain verification from their solicitor.

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