



# 16b Oakengrove Court Oakengrove Road

Hazlemere

- First Floor Maisonette With No Onward Chain
- Allocated Parking And Long Lease with Share Of Freehold
- One Double Bedroom Overlooking The Communal Garden
- Living/Dining Room With Oak Flooring, Fitted Kitchen And Bathroom With Three Piece Suite
- Gas Central Heating And Double Glazing

Situated at the end of a small cul-de-sac close to Hazlemere crossroads... Short level walk to shops, doctors and dental surgery, library etc.... Local shops include Tesco Express, Little Waitrose, pharmacy and coffee shop.... Extensive range of shopping facilities at Park Parade which includes a supermarket.... Buses pass close-by serving High Wycombe (2 miles) with 25 minute train to London.... London trains also available from Beaconsfield (4 miles) and Amersham Underground Station Metropolitan Line (5 miles).... Three M40 access points within 10/15 minute drive...

Council Tax band: C

Tenure: Share of Freehold - Lease has 145 years remaining and has a share of freehold. Service charge is £75 per month and includes window cleaning, gardening and gravel car park.

EPC Energy Efficiency Rating: C



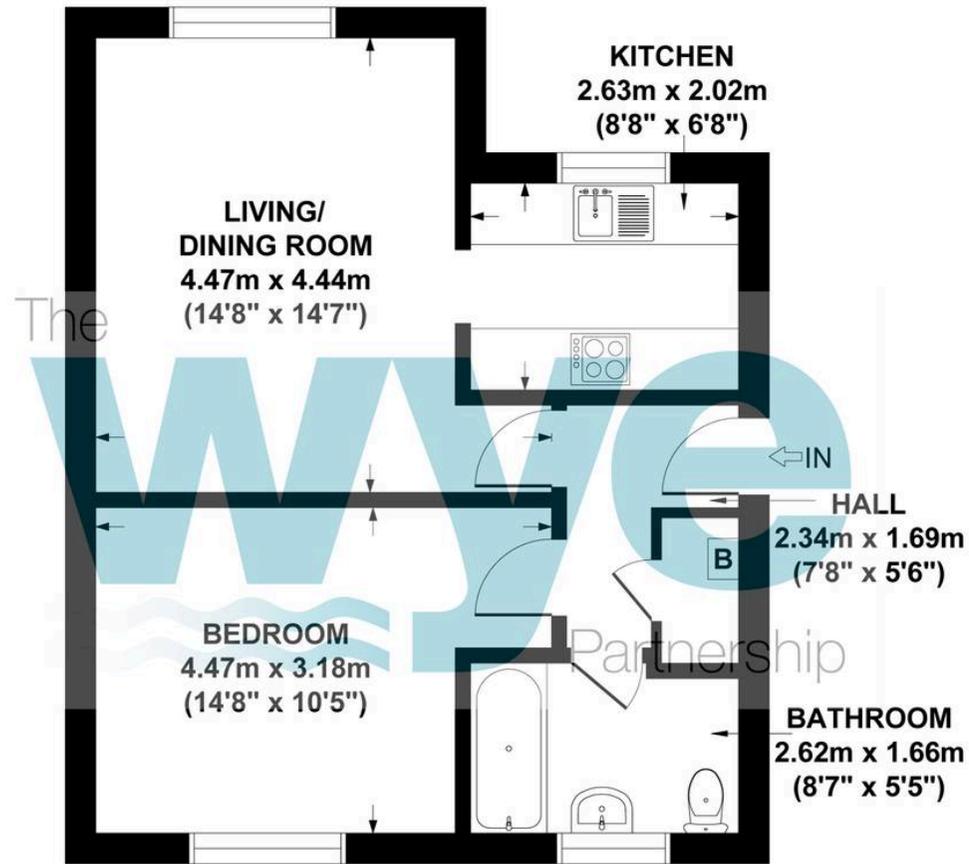
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A spacious and well presented one bedroom, first floor maisonette in Hazlemere with parking, long lease, close to local amenities and No Onward Chain.

This well presented, one bedroom, first floor maisonette offers an excellent opportunity for first time buyers or investors and is available with no onward chain. The property is situated on a quiet cul-de-sac in a desirable area of Hazlemere, within easy reach of all local amenities, transport links and the local shops are on your doorstep. Once inside, the hallway provides access to the entire apartment, which is spacious and comfortable. The living/dining room is of good size and features attractive, oak flooring that creates a warm and inviting atmosphere. The adjacent kitchen is fitted with white wall and base units offering ample storage, integrated appliances and worktop space. The double bedroom is generously proportioned and pleasantly overlooks the communal garden. The bathroom is fitted with a three piece suite comprising a low level W.C., wash hand basin and bath with shower over. Additional benefits include gas central heating, double glazing, an allocated parking space, and the added bonus of a long lease and a share of freehold. Whether you are looking for your first home or a smart investment, this property is sure to impress. Viewings highly recommended.





GROSS INTERNAL  
FLOOR AREA 45 SQ M / 485 SQ FT

OAKENGROVE COURT, OAKENGROVE ROAD, HAZLEMERE, HP15 7LW  
APPROX. GROSS INTERNAL FLOOR AREA 45 SQ M / 485 SQ FT

FLOOR PLAN IDENTIFICATION PURPOSES ONLY -NOT TO SCALE

## The Wye Partnership Hazlemere

3 Market Parade, Hazlemere - HP15 7LQ

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By law, each person involved in the sale/purchase of a property must have their identification verified to comply with Anti Money Laundering Regulation. These checks are outsourced and a charge of £36 (inc of VAT) is charged for each individual and paid directly to our supplier.

