

F&P
AGENCY

84 Daws Hill Lane
High Wycombe, Buckinghamshire

F&P AGENCY MARLOW & BOURNE END REGION

84 DAW'S HILL LANE, HIGH WYCOMBE



Details



PROPERTY PROFILE

Nestled in a highly desirable residential area on the south side of High Wycombe, this well appointed four-bedroom detached family home offers an opportunity to acquire a recently built property finished to an impeccably high standard throughout. With a generous internal footprint of just over 2,500 sq ft, which includes an integral double garage, this property provides expansive and flexible living spaces designed for contemporary family life.

The heart of this great home features a contemporary fitted kitchen, complete with a stylish breakfast bar and direct access to the rear terrace and garden, creating an ideal environment for entertaining and al fresco dining during warmer months. The spacious living and dining room, separate from the kitchen, also benefits from direct access to the rear terrace and garden. The thoughtful design ensures a bright and airy atmosphere, suitable for everyday family life.

Accommodation is thoughtfully arranged over two floors, offering a flexible layout that caters to various family needs. The property boasts four en-suite bedrooms, providing privacy and comfort for all residents. Additionally, the first floor features an extra office or dressing room, offering versatile space that can be adapted to suit your lifestyle, whether as a dedicated workspace, a quiet reading nook, or a fitted walk-in dressing room.

The enclosed grounds feature a secure, gated driveway with ample parking for several vehicles, complemented by an additional carport and the integral double garage. The rear garden is both enclosed and level, predominantly laid to lawn with a delightful decked terrace immediately adjacent to the house. This outdoor space is a great blank canvass with scope to be creative with additional landscaping, and offers plenty of room for children's play and entertaining.

- Detached family home in sought after residential location to the south of High Wycombe.
- Recently built with high quality finish throughout.
- Generous accommodation with just over 2,500 sq ft including integral double garage.
- Contemporary fitted kitchen with breakfast bar and living/dining room both have access to the rear terrace and garden.
- Flexible layout including four ensuite bedrooms over two floors, with additional office/dressing room on the first floor.
- Enclosed grounds including gated driveway with parking for several vehicles, additional carport in addition to the garage.
- Enclosed and level garden to the rear with decked terrace.
- Excellent grammar schooling within walking distance.
- Nearby access to the M40 at junction 4,
- The Chiltern line from High Wycombe station, is 2 miles away,

Location

THE NEIGHBOURHOOD

Location is an advantage of this super home. Families will appreciate being within walking distance of outstanding grammar schools, including John Hampden Grammar School and Wycombe High School, both highly rated by OFSTED.

For commuters, the convenience is unparalleled; nearby access to the M40 at Junction 4 provides excellent links to the M25, M4 via the A404, and Heathrow Airport is approximately 20 miles away. High Wycombe station, just 2 miles distant, offers Chiltern Line services to London Marylebone in under half an hour, making daily commutes effortless.

This property truly combines modern living with exceptional convenience and access to top-tier education.

84 Daws Hill Lane,
High Wycombe,
Buckinghamshire,
HP11 1PU





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Approximate Gross Internal Area
238.08 sq m / 2,563 sq ft
(Including Garage)



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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Team



Giles Davidson
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