



Connells

Hithercroft Road
High Wycombe



Property Description

Situated in a sought-after residential area of High Wycombe, Hithercroft Road presents an excellent opportunity for buyers looking to create a home tailored to their own taste. The property offers well-proportioned accommodation with a practical layout, including a convenient downstairs WC and bright, versatile living spaces. While some updating and refurbishment are required, the property provides a solid foundation with significant potential to enhance and add value.

Externally, the home benefits from a private driveway leading to a garage, providing ample off-street parking, as well as useful external storage ideal for everyday needs. The garden offers scope for landscaping or extension (subject to the usual consents), making it well suited to families or those seeking to personalise their outdoor space.

The property is ideally located close to a range of local amenities, including shops, supermarkets, and leisure facilities, while High Wycombe town centre and mainline station are within easy reach, offering convenient transport links. The area is also well served by a selection of reputable schools for all ages, further enhancing its appeal for families. Overall, this is a fantastic opportunity to acquire a property in a well-connected location with excellent potential to modernise into a superb long-term home.

Entrance Hall

Downstairs Wc

Reception

13' 9" max x 12' 6" max (4.19m max x 3.81m max)

Kitchen/Dining Room

20' 10" max x 10' 6" max (6.35m max x 3.20m max)

First Floor Landing

Bedroom One

13' 11" max x 10' 4" max (4.24m max x 3.15m max)

Bedroom Two

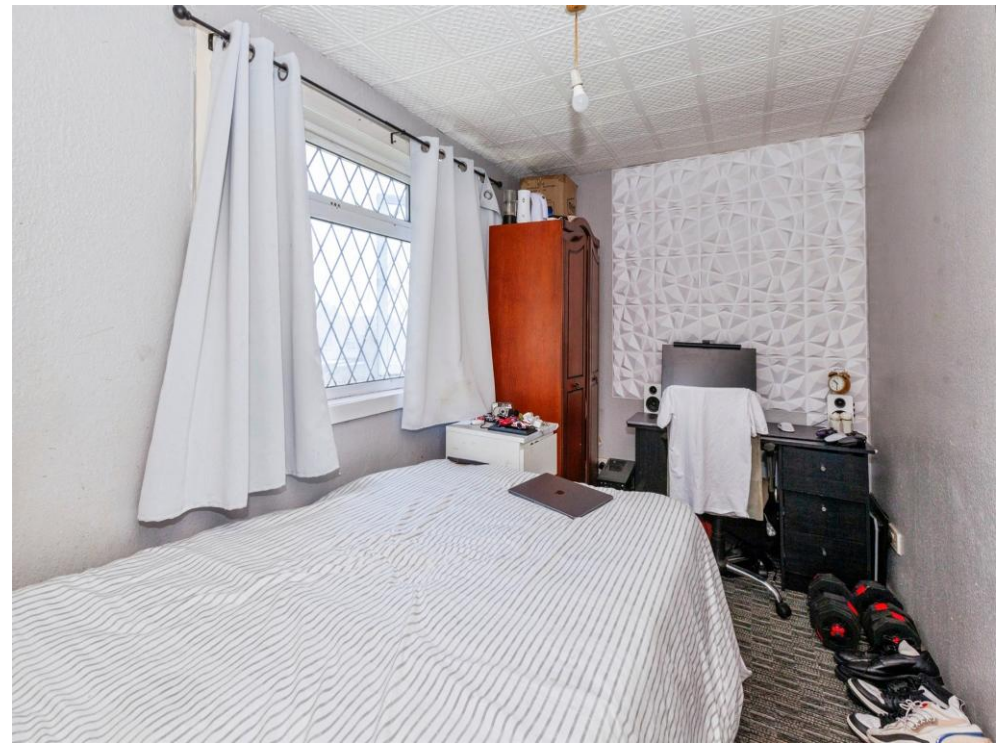
10' 4" max x 10' 2" max (3.15m max x 3.10m max)

Bedroom Three

11' 2" max x 7' 3" max (3.40m max x 2.21m max)

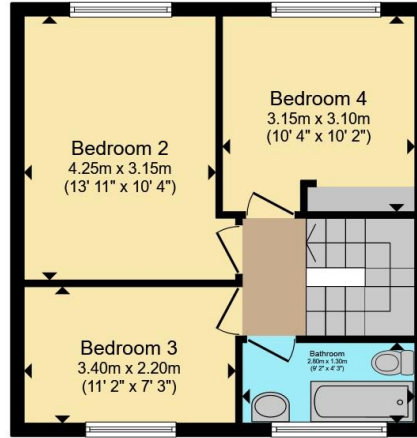
Bathroom

9' 2" max x 4' 3" max (2.79m max x 1.30m max)





Ground Floor



First Floor

Total floor area 91.2 m² (982 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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EPC Rating: C Council Tax
 Band: C

Tenure: Freehold

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