



Fords.

SALES | LETTINGS | NEW HOMES

Wycombe Road High Wycombe HP14 3UY



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£850,000

A substantial seven-bedroom detached home, located in the popular area of Studley Green. This fine home is being sold with the added benefit of no onward chain.

Description

This substantial and versatile detached residence offers over 2,700 sq ft of well-proportioned accommodation arranged across two floors, ideal for large families, professional sharers, or those seeking generous living space throughout.

The ground floor features two impressive reception rooms, including a spacious reception/dining room measuring over 21 ft in length and a further elegant reception room extending to almost 24 ft, both providing excellent entertaining and living space with an abundance of natural light. A separate fitted kitchen is positioned to the rear of the property, complemented by a family bathroom and additional storage areas. The ground floor also benefits from three well-sized bedrooms, including an exceptionally large principal bedroom.

To the first floor are four further bedrooms, all of generous proportions, alongside an additional family bathroom, creating flexible accommodation suitable for a variety of living arrangements.

In total, the property provides seven bedrooms, two bathrooms, and multiple reception areas, offering excellent flexibility for growing families or investment purposes. Conveniently arranged and offering spacious accommodation throughout, this impressive home combines practicality with excellent internal proportions.

Situation

Studley Green is a charming and highly sought-after Buckinghamshire village located just a short drive from High Wycombe and the M40, offering an excellent balance of countryside living and commuter convenience. Surrounded by beautiful Chiltern Hills countryside, the area is ideal for those who enjoy scenic walks, outdoor pursuits, and a quieter village lifestyle.

The village benefits from a welcoming community atmosphere alongside a selection of local amenities including traditional pubs, convenience stores, and well-regarded schools nearby. High Wycombe town centre is easily accessible and provides a wider range of shopping, leisure, and dining facilities, together with a mainline railway station offering direct services into London Marylebone.

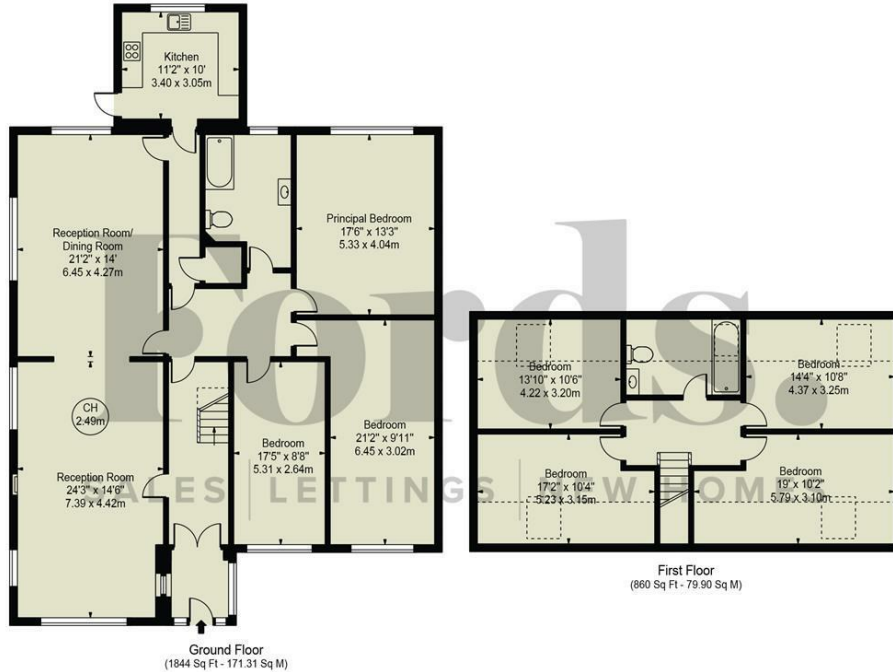
Studley Green is particularly well positioned for commuters, with excellent road connections via the M40 (Junction 5) providing easy access to London, Oxford, and Heathrow Airport. Combining rural charm with practical connectivity, the area remains popular with families, professionals, and those looking to enjoy the best of both town and country living.



Floor Plans

Welcome Home

Approx. Total Internal Area 2704 Sq Ft - 251.21 Sq M
 (Including Restricted Height Area)
 Approx. Gross Internal Area 2395 Sq Ft - 222.50 Sq M
 (Excluding Restricted Height Area)



For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let. Copyright Morriarti Photography & Design LTD

Area Map



Energy Performance Graph

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	40	50
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	