Estate Agents Hurst

Braden Oak, Carrs Drive, High Wycombe, Buckinghamshire, HP12 4BT

Offers In Excess Of £530,000

Braden Oak, Carrs Drive, High Wycombe, Buckinghamshire, HP12 4BT

Located on a quiet private road on the western side of High Wycombe, this beautifully renovated four-bedroom detached chalet bungalow is presented to an exceptional standard throughout. Offering spacious and versatile accommodation, the property has been thoughtfully redesigned by the current owners to create a stylish family home with superb open-plan living areas, ideal for modern family life and entertaining.

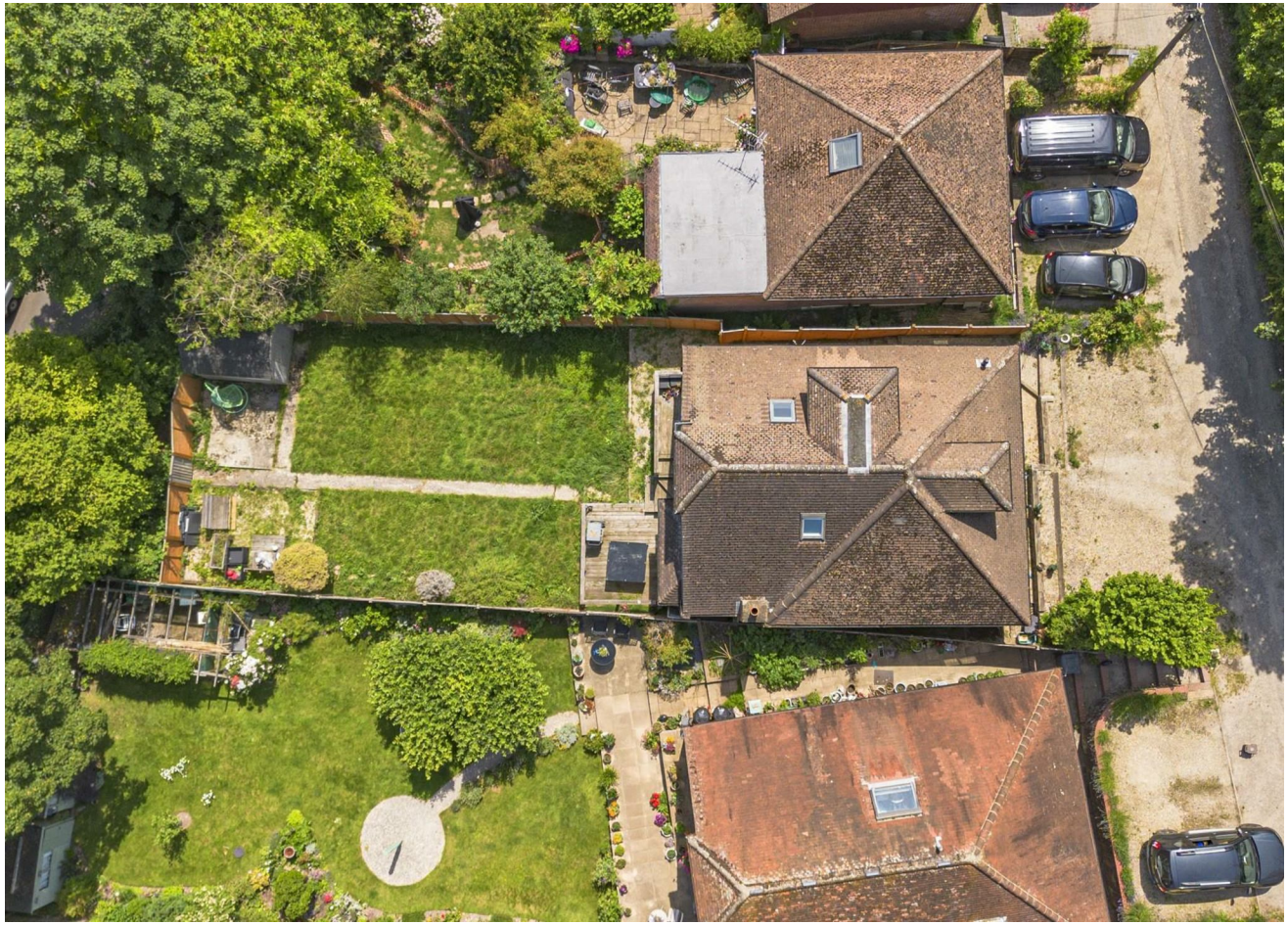
The property is conveniently situated within walking distance of the charming village of West Wycombe, which offers a selection of independent shops, traditional pubs, a butcher and access to miles of picturesque countryside walks.

The well-planned accommodation comprises a welcoming entrance hall, a contemporary fitted kitchen/breakfast room featuring a central island and breakfast bar, a utility room, guest cloakroom, a spacious living room and a separate dining area. The impressive principal bedroom benefits from a dressing room and en-suite shower room, while three further generously sized bedrooms are served by a modern family bathroom.

Externally, the property enjoys a large, private rear garden that provides an excellent space for outdoor dining, relaxation and entertaining. To the front, there is driveway parking for up to three vehicles.

Additional benefits include gas central heating, UPVC double glazing throughout and the advantage of being offered to the market with no onward chain.

The property also falls within the catchment area of several highly regarded schools, including West



PRIVATE CUL-DE-SAC LOCATION
VERSATILE ACCOMMODATION
EXTREMELY WELL PRESENTED THROUGHOUT
ENCLOSED AND SECLUDED GARDEN
GAS CENTRAL HEATING AND DOUBLE GLAZED
DRIVEWAY PARKING
NO ONWARD CHAIN
GOOD ACCESS TO JUNCTION 4 OF M40
INTERNAL VIEWING ADVISED
NEWLY FITTED BOILER AND WATER FILTER

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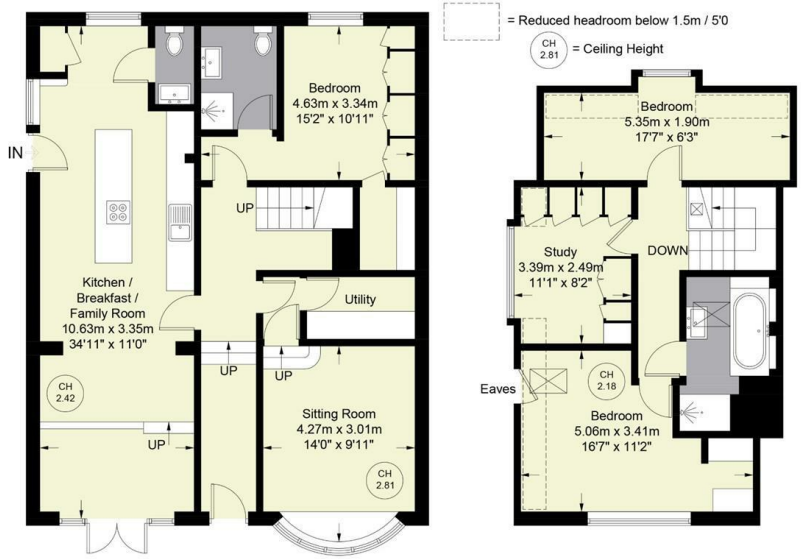
Braden Oak, Carrs Drive

Approximate Gross Internal Area
Ground Floor = 932 sq ft / 86.6 sq m
First Floor = 537 sq ft / 49.9 sq m
Total = 1469 sq ft / 136.5 sq m



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.

Hurst Estate Agents

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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