

wye Partnership

Flat 4, Prestwood Park House Wycombe Road, Prestwood

£385,000

Flat 4

Prestwood Park House Wycombe Road, Great Missenden

- Two bedroom, ground floor flat in a converted vicarage
- Double aspect sitting room with feature fireplace.
- Remainder of 999 year lease from January 1989
- Communal courtyard garden.
- Garage plus parking
- No Onward Chain

Prestwood village centre has an excellent range of day to day facilities available including a variety of local shops: a butcher, Post office, chemist, florist and two small supermarkets, together with Doctors' and Dentists' surgeries. There are local schools for children up to the age of 11 years. For secondary education see further information below. Nearby Great Missenden also offers a main line rail link into Central London which is ideal for the commuter. For more extensive requirements both High Wycombe and Amersham are approximately 4/5 miles from Prestwood. ***** Prestwood Infant & Junior Schools The Misbourne School, mixed Secondary Boys' Grammar; Dr Challoner's, Aylesbury Grammar and The Royal Grammar School Girls' Grammar; Dr Challoner's High and Aylesbury High Upper School/All ability; The Misbourne School Mixed Grammar; Chesham Grammar and Sir Henry Floyd (We recommend you check accuracy and availability at the individual schools)
Council Tax band: E

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D







Flat 4

Prestwood Park House Wycombe Road, Great Missenden

A spacious and well-planned, ground floor apartment in a lovely Grade II listed house on the outskirts of the village. No Onward Chain



Originally the old vicarage and dating from the 1800s, the property was converted about forty years ago by Soden builders to provide a comfortable, well-planned home. The property is tucked behind the church and is conveniently located for access to local footpaths and the lovely Chiltern countryside.

Access to the property is along a gravelled driveway beside the church. Number 4 is located in the main building and accessed via a pair of solid, oak doors into a flag-stoned entrance hall.

The front door is on the right and opens into the hallway of the property. All the living accommodation is to one side and the bedroom accommodation to the other. The main sitting room is on the right and has a feature fireplace and windows overlooking the central courtyard and front.



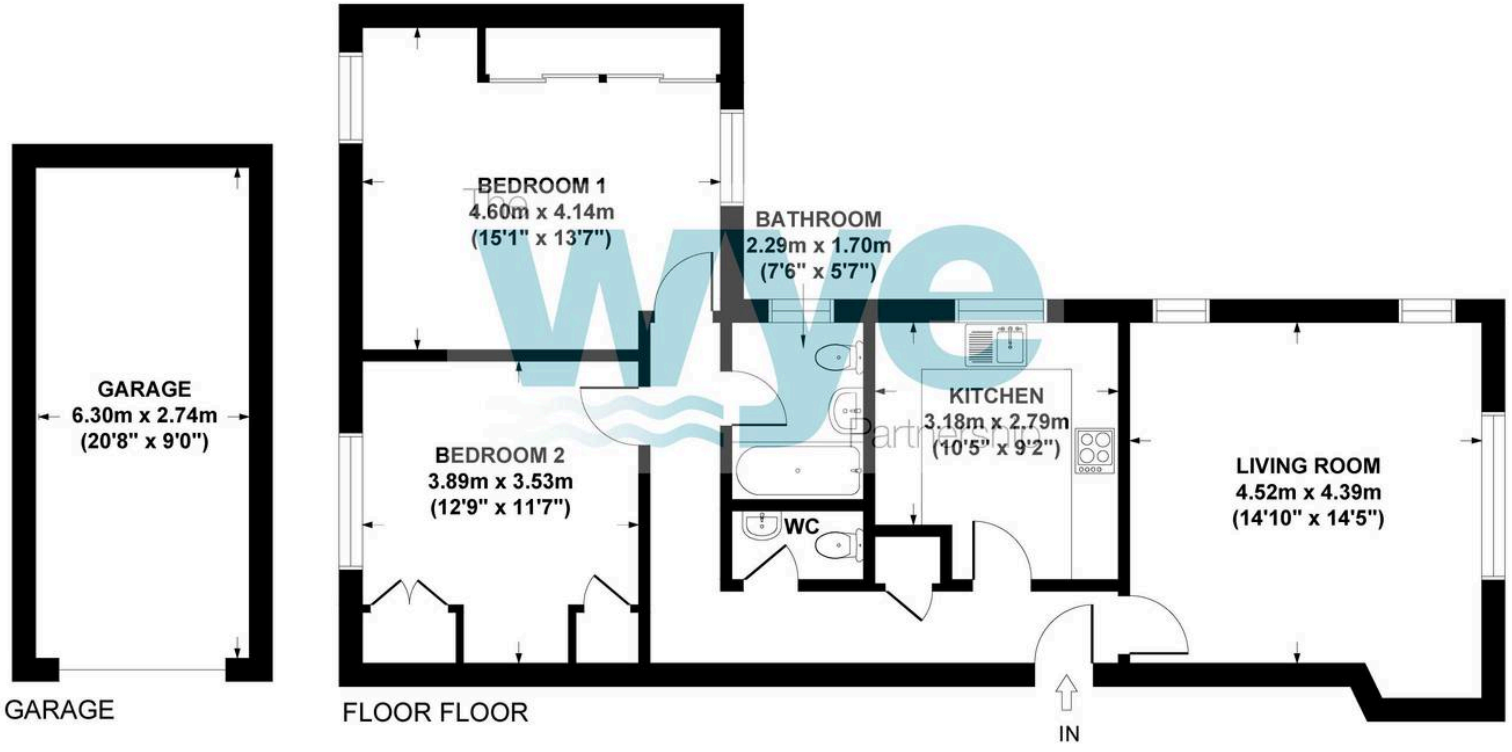


The kitchen is adjacent to the living room and is fitted with a range of medium oak kitchen units with space and plumbing for a dishwasher and washing machine, a built in electric oven and electric hob. Further along the corridor is a cloakroom which is fitted with a white W.C. and basin.

The two double bedrooms are at the far end of the house with the smaller of the two rooms having an ornate stone window with original float glass overlooking the neighbours' garden beyond. The larger bedroom is fitted

Prestwood Park House, Wycombe Road, Prestwood, HP16 0HJ

Approximate Gross Internal Area
House = 81.9 sq m / 882 sq ft
Garage = 17.2 sq m / 185 sq ft
Total = 99.1 sq m / 1067 sq ft



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.
Produced For Wye Country

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