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Alexandra Park, Queen Alexandra Road High Wycombe HP11 2HJ



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Guide price £195,000

A bright and modern one-bedroom apartment located within a sought-after development close to the town centre.

Description

A spacious one double bedroom top floor apartment offered to the market with no onward chain. This apartment is in excellent condition throughout, making it an ideal purchase for first-time buyers or investors.

The apartment features a bright and airy open-plan living room, modern fitted kitchen including extractor fan, induction hob, washing machine and integrated fridge freezer. In addition, a double bedroom with fitted wardrobes and a recently re fitted bathroom.

The property further benefits from direct access to well-maintained communal gardens, one allocated parking space, as well as visitor parking spaces. Further features include an air circulation system and double glazing throughout.

Situation

This property is ideally located just minutes walk from a number of facilities including Wycombe hospital, mainline train station (which connects to London Marylebone in less than 30 minutes), bus station and Eden shopping centre which is home to a number of shops and restaurants.

For road users J4 M40 is approximately 1.4 miles away allowing easy access to London and Oxford.

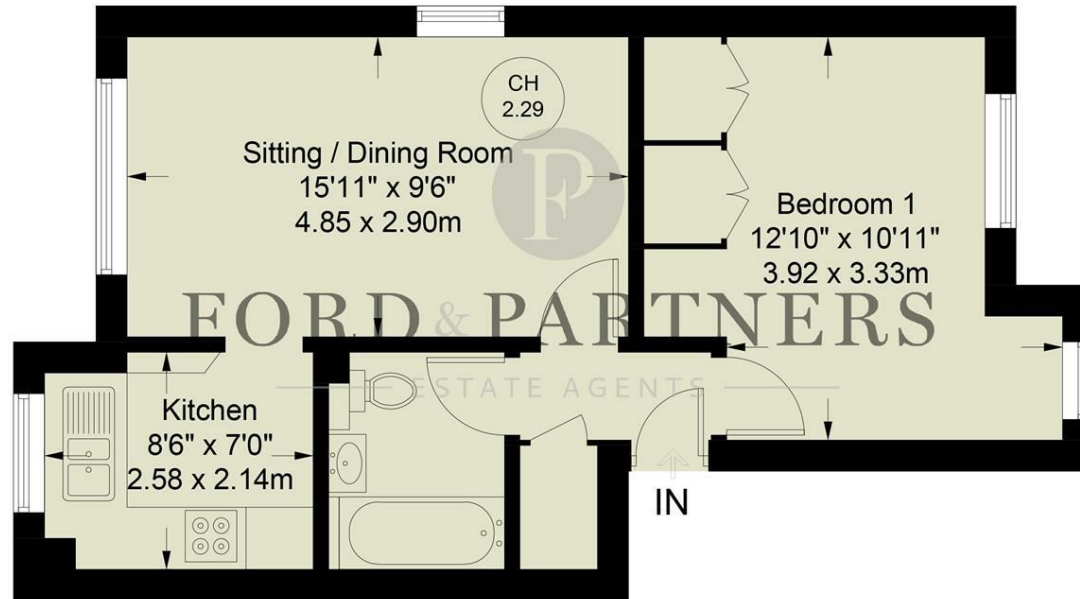


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Approximate Gross Internal Area = 437 sq ft / 40.6 sq m



CH
2.29 = Ceiling Height



Second Floor

Floor Plan produced for Ford & Partners by Media Arcade ©.
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.



Energy Performance Graph

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	70	71
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	