



Connells

Cressex Road
High Wycombe



Property Description

Occupying a prime position on the highly sought-after Cressex Road, this beautifully presented detached chalet bungalow offers spacious and exceptionally versatile accommodation, perfectly suited to modern family living and multi-generational households.

Upon entering, a welcoming entrance hall leads to a stylish contemporary shower room and an impressive sitting room, creating an inviting space for both everyday living and entertaining. The well-appointed fitted kitchen features a range of wall and base units, integrated appliances, a useful pantry, and direct access to the rear garden. A second substantial reception room, complete with sliding doors opening onto the garden, further enhances the property's excellent indoor-outdoor lifestyle.

The ground floor also benefits from two well-proportioned bedrooms and an additional shower room, conveniently serving both the main residence and the adjoining annex. Offering excellent flexibility, the self-contained annex has its own entrance and incorporates a kitchen, living area, and shower room, making it ideal for extended family, guests, or independent living arrangements.

To the first floor, the property offers a spacious principal bedroom, two further rooms with fitted storage, and a family bathroom.

Combining generous living space, flexible accommodation, and a highly desirable location, this attractive home presents a rare opportunity for a wide range of purchasers.

External

Externally, A generous driveway provides ample off-street parking for several vehicles; the enclosed rear garden provides a wonderful space for relaxation and entertaining, featuring a patio seating area, a generous lawn, mature trees, a garden shed, and a useful utility/garden room.

Location

Cressex Road is a highly regarded residential location on the south-west side of High Wycombe, offering excellent access to local amenities, reputable schools, and transport links. High Wycombe railway station is approximately 1.5 miles away, providing direct services to London Marylebone, while the nearby M40 and A404 offer convenient access to London, Oxford, and Birmingham. The area also benefits from a wide range of shopping and leisure facilities, including the Cressex retail park and Eden Shopping Centre, together with easy access to the beautiful Chiltern countryside.

Agents Note

AML Fee - Purchasers

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

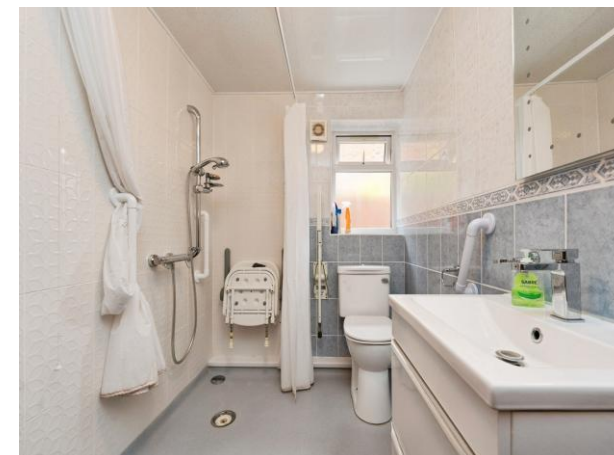




Total floor area 204.1 m² (2,197 sq.ft.) approx

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

Connells



To view this property please contact Connells on

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EPC Rating: C Council Tax
 Band: F

view this property online connells.co.uk/Property/WYC309300

Tenure: Freehold



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