

Estate Agents
Hurst

9 Stacey House Cressex Road, High Wycombe, Bucks, HP12 4TU

Asking Price £265,000

9 Stacey House Cressex Road, High Wycombe, Bucks, HP12 4TU

A beautifully presented first-floor, two-bedroom apartment offered to the market with no onward chain. Recently refurbished by the current owners, the property is in immaculate condition throughout and ready to move into. Ideally located close to the local Grammar Schools and just minutes from the M40 (Junction 4), the apartment offers excellent road links to London, Oxford and Birmingham. High Wycombe train station is also within easy reach, providing regular services to London Marylebone in under 30 minutes. The nearby park and ride offers convenient connections to London airports, making this property an ideal choice for commuters and professionals.The accommodation comprises; entrance hall, bright and spacious sitting/dining room with access to a private balcony, modern fitted kitchen, immaculate family wet room, bedroom one which is currently utilised as a study, and a further exceptionally generous double bedroom. This principal bedroom was originally configured as two separate bedrooms and has been thoughtfully reconfigured by the current owners to create one substantial room, offering versatile and well-proportioned living space. The property further comprises; uPVC double glazing, garage in a block, and ample off-street parking. An internal viewing is advised.

RECENTLY REFURBISHED

TWO BED APARTMENT

FIRST FLOOR

MODERN BATHROOM

CLOSE TO GRAMMAR SCHOOLS

UPVC DOUBLE GLAZING

LONG LEASE REMAINING

NO ONWARD CHAIN

NO GROUND RENT

INTERNAL VIEWING ADVISED













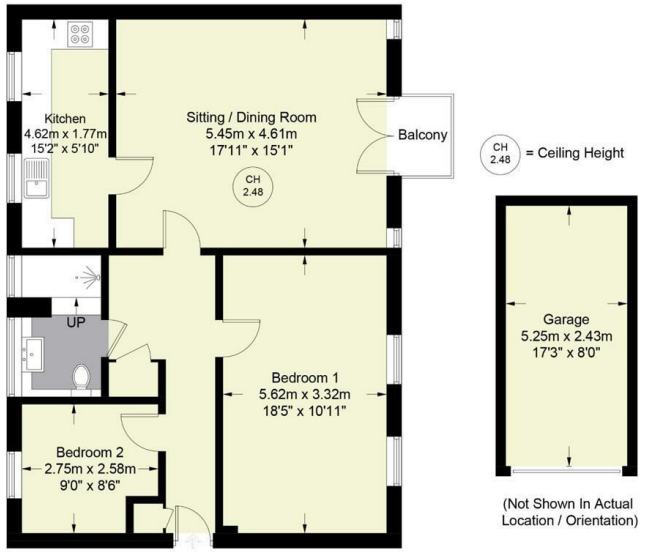






Cressex Road

Approximate Gross Internal Area = 822 sq ft / 76.4 sq m
Garage = 139 sq ft / 12.9 sq m
Total = 961 sq ft / 89.3 sq m





CH 2.48 = Ceiling Height

(Not Shown In Actual Location / Orientation)

Floor Plan produced for Hursts 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.

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.

1 Crendon Street, High Wycombe, Bucks, HP13 6LE
Tel: 01494 521234 Fax: 01494 523392 Email: wyc@hursts.co.uk Web: www.hursts.co.uk