



Harlow Road, High Wycombe, Buckinghamshire, HP11 1BL

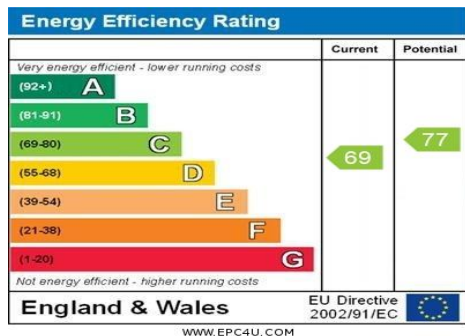
A well-presented top floor apartment in a sought-after development opposite the Rye park and a short walk of the town centre and train station.

| Spacious Top Floor Apartment | Opposite The Rye Park | Living Room Open To Kitchen | Double Bedroom | Bathroom | Double Glazing | Gas Warm Air Heating | Communal Gardens | Garage & Residents Parking | Long Lease | No Onward Chain |

A recently redecorated top floor apartment situated within this popular development in a sought after location that overlooks 'The Rye' park and is within a short level walk of town centre amenities. Accommodation comprising of communal entrance with security entry system with stairs to top floor. Entrance hall, open plan living room/kitchen, double bedroom, bathroom with white suite. The property has a gas warm air heating system and double glazing. To the outside there are well kept communal gardens with resident parking and a garage in a block.

Price... £170,000

Freehold



LOCATION

Positioned in the heart of the town centre close to the 50 acre Rye park with its gymnasium and swimming pool. High Wycombe centre is an approximate 5 minute walk with its extensive shopping facilities and restaurants. The train station is also a stones throw away with 25 minute London Marylebone trains as well as direct links to Oxford and Birmingham. Frequent Heathrow buses pass close to the door and junction 4 of the M40 is less than a mile away.

DIRECTIONS

From High Wycombe town centre proceed out on the A40 London Road and take the second left into Harlow Road and then immediately left thereafter into St Bernards Court.

ADDITIONAL INFORMATION

Leasehold; 948 Years remaining : Service Charge; £1400.00 Per annum: Ground Rent; £15.00 Per annum

COUNCIL TAX

Band B

EPC RATING

C

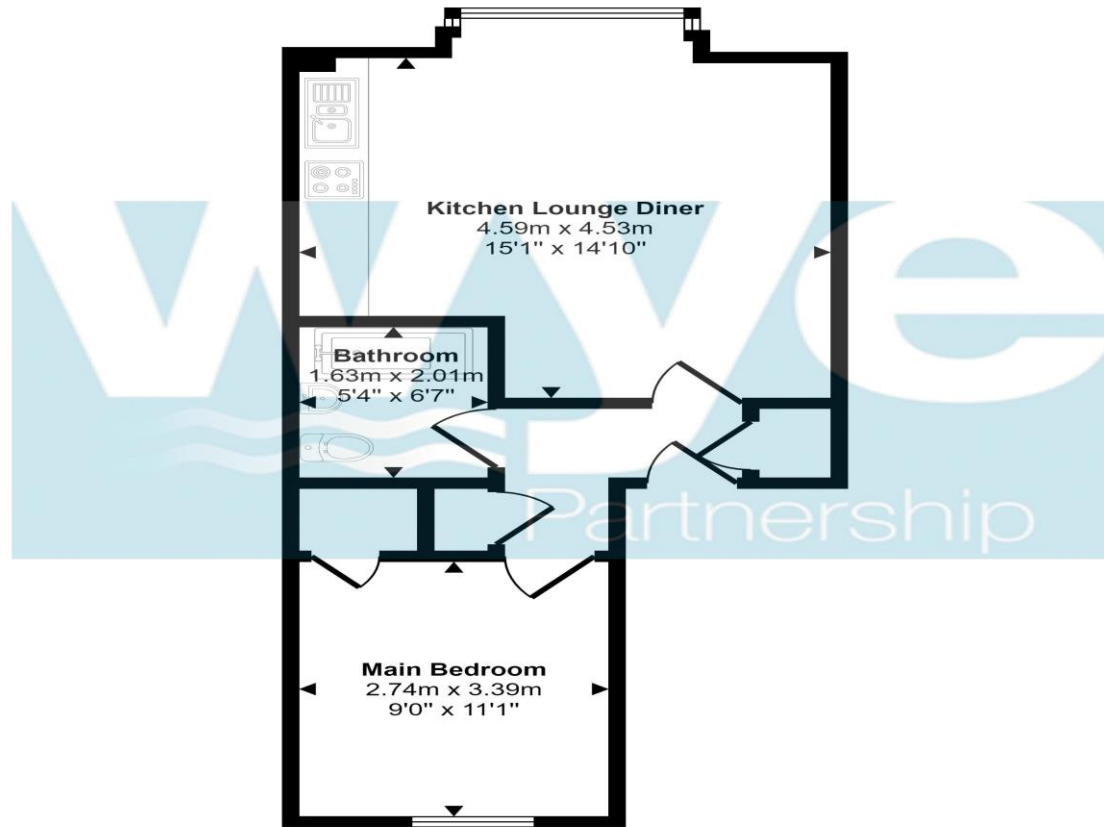
MORTGAGE

Contact your local Wye Residential office who can introduce you to their Independent Financial Adviser



Whilst we endeavour to make our sales details accurate and reliable they should not be relied upon as statements of representation of fact and do not constitute any part of an offer or contract.

Approx Gross Internal Area
39 sq m / 421 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Wye House, 15 Crendon Street, High Wycombe Bucks, HP13 6LE
01494 451 300
wycombe@wyeres.co.uk
wyeres.co.uk

The **wye** Partnership