



Keegan White
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14 Spindle Court | £185,000



Features

- No Onward Chain
- Freehold Ownership
- No Service Charge
- Open Plan Layout
- Modern Bathroom
- Loft Storage

This two storey, one bedroom, freehold, cluster house has private front door access leading into the sitting room with window to front aspect, stairs to the first floor and a wide archway that opens into the kitchen. The kitchen is fitted with a range of base and eye level storage units, free standing electric oven and hob, space for fridge freezer, and plumbing for a washing machine. To the first floor there is a small landing with access to the loft storage that also

holds the cold water storage tank. The bathroom suite comprises of a panel bath with electric over-head shower, shower screen, hand basin, and WC. The double bedroom has twin doors that open into a large built in wardrobe, a secondary storage cupboard, and has a window to front aspect. The house has electric heating, a small garden to front with a brick built storage unit and plenty of parking to the rear.



Spindle Court is an appealing development of freehold properties located to the west side of High Wycombe. The town centre is about a twenty five minute walk away and the property is just under two and a half miles from Handy Cross, Junction 4 of the M40 Motorway. In addition, there is a regular bus service within close proximity to High Wycombe's railway station and there are local convenience stores in close proximity. High Wycombe itself is a thriving market town that has

benefited in recent years from significant public and private sector investment, such as the Eden Centre and the new, state of the art Sports Centre at Handy Cross.

Additional Information:

Tenure - Freehold (no service charge, no ground rent).

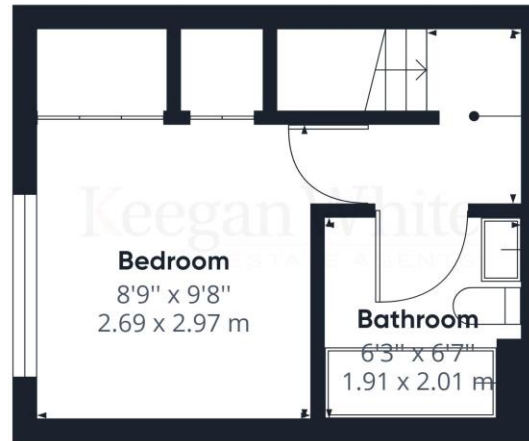
Council tax band - B.

Energy Performance Rating - D (65).





Ground Floor



Floor 1

Landing
3'1" x 5'10"
0.95 x 1.80 m

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Approximate total area⁽¹⁾
367.57 ft²
34.15 m²

Reduced headroom
14.98 ft²
1.39 m²

(1) Excluding balconies and terraces

☐ Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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