



3 Brickwell Walk, Hazlemere, Buckinghamshire, HP15 7TN

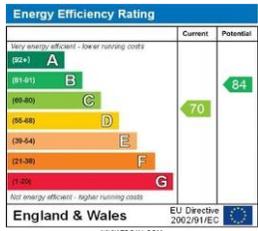
Superb family house, located on a quiet walkway, in the popular village of Hazlemere with a garage and parking.

Mid-Terrace Family House | Quiet Walkway In Hazlemere | Entrance Hall | Modern Kitchen | Dining Room | Living Room | Three Bedrooms | Bathroom | Double Glazing | Gas Central Heating | Garage With Parking | Lovely Landscaped Garden | Gated Rear Access |

This well presented and looked after mid-terrace house is situated on the popular Manor Farm development, on a quiet walkway, which is ideal for any family looking to move to Hazlemere with its great local amenities, shops and schools. There are three good size bedrooms, all with fitted/built in cupboards and a family bathroom fitted with a three piece shower suite comprising a low level W.C., wash hand basin and shower cubicle. The kitchen has been refitted with modern shaker style wall and base units and a double glazed window to front aspect and a dining room immediately to the side. There is a large living room with patio door access to a lovely landscaped private garden with an initial patio, shingled borders, fully enclosed with wooden fence panels and a gated rear access. There is also a single garage with power, an up and over door and rear door to access the garden and parking to the front of the garage. The property is fully double glazed and has gas central heating throughout making it an ideal family home.

Price... £399,950

Freehold



LOCATION

Excellent location on the ever popular Manor Farm Development.... Close to local shops including a Post Office and Co-op convenience store.... Excellent local amenities at Hazlemere Crossroads which include doctors, dentist, library, Tesco express and Little Waitrose.... Convenient for popular Manor Farm primary and secondary schools both a short walk.... Catchment area for an excellent range of Grammar Schools.... Buses pass through the development serving High Wycombe (2 miles) with 25 minute trains to London.... Beaconsfield (4 miles) also with a London train service and Amersham (5 miles) with a 37 Minute London service.... Three M40 access points within a 10/15 minute drive.... Countryside easily walkable....

DIRECTIONS

From the Hazlemere office of The Wye Partnership leave the Crossroads along the Penn Road (B474) and take the second turning right into Rose Avenue and first left into Elder Way. Follow the road along as it changes name to Ashfield Way and then turn left into Wellfield. Take the first left turn and continue along and Brickwell Walk can be found on the right hand side and the property will then be seen on the right hand side identified by a Wye Partnership 'For Sale' board.

ADDITIONAL INFORMATION

There is a £240 yearly maintenance charge for the upkeep of the front garden, rear driveway, communal grass areas, tree surgery, walkways etc

COUNCIL TAX

Band D

EPC RATING

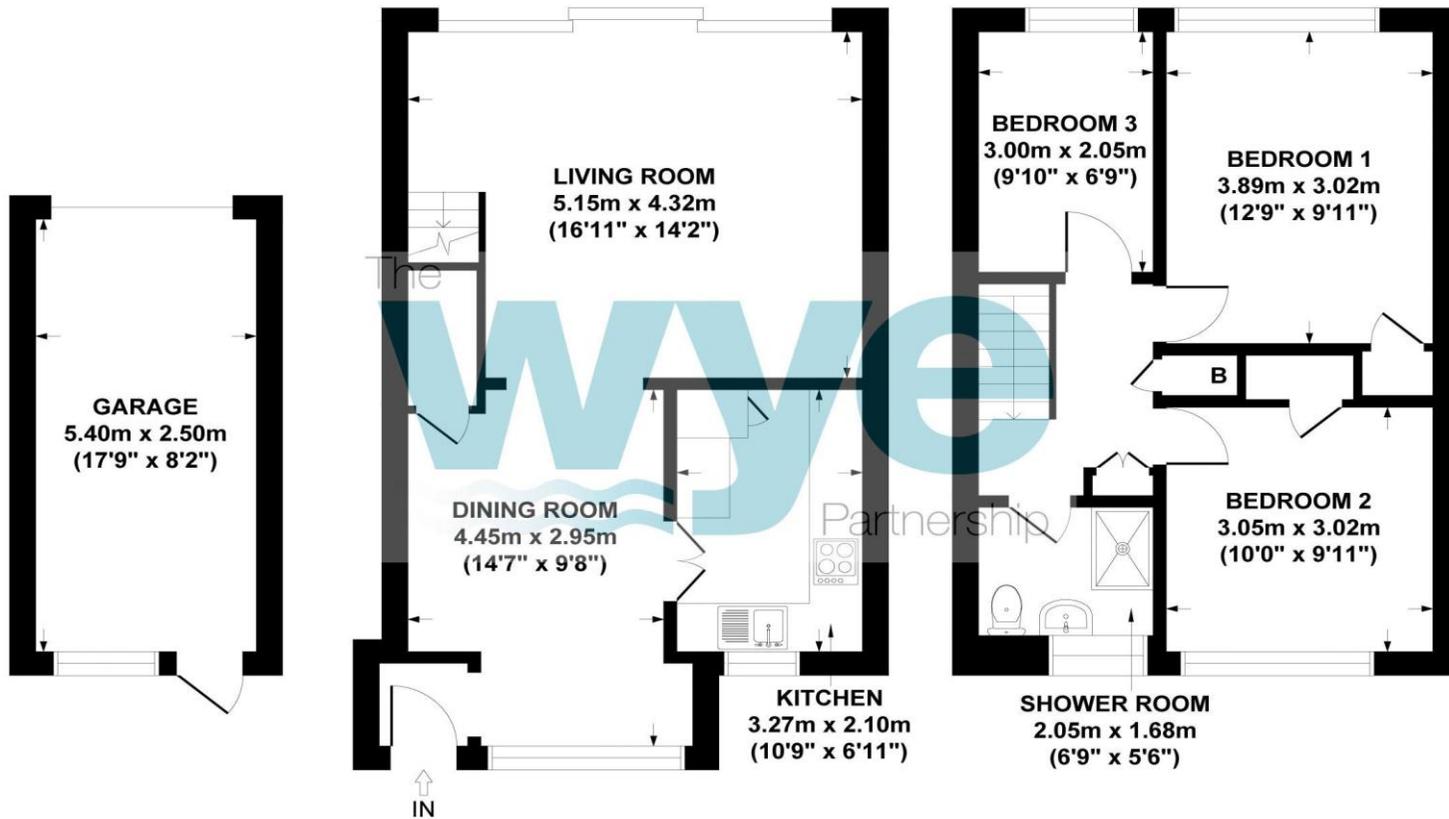
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MORTGAGE

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.





GARAGE
GROSS INTERNAL
FLOOR AREA 13 SQ M / 145 SQ FT

GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 44 SQ M / 474 SQ FT

FIRST FLOOR
GROSS INTERNAL
FLOOR AREA 39 SQ M / 424 SQ FT

3 BRICKWELL WALK, HAZLEMERE, HP15 7TN
APPROX. GROSS INTERNAL FLOOR AREA 96 SQ M / 1043 SQ FT

FLOOR PLAN IDENTIFICATION PURPOSES ONLY -NOT TO SCALE

3 Market Parade, Hazlemere, Bucks, HP15 7LQ

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The **wye** Partnership