

An immaculate, four-bedroom, detached house conveniently located on the High Street and well screened from the road behind mature, clipped hedging.

Entrance hall | Kitchen | Utility room | Sitting room | Garden room | Cloakroom | Main bedroom with ensuite | Three further bedrooms | Family bathroom | Garage

95 High Street is a tastefully presented, light, bright and airy house screened from the street with a mature, well maintained coniferous hedge.

With a front aspect, the kitchen is fitted with cool, white Shaker style units and the usual integrated appliances with space for a small dining table for casual dining. Behind the kitchen is the utility room with side door to the outside.

Another door from the hallway leads to the integral garage and a third to the cloakroom.

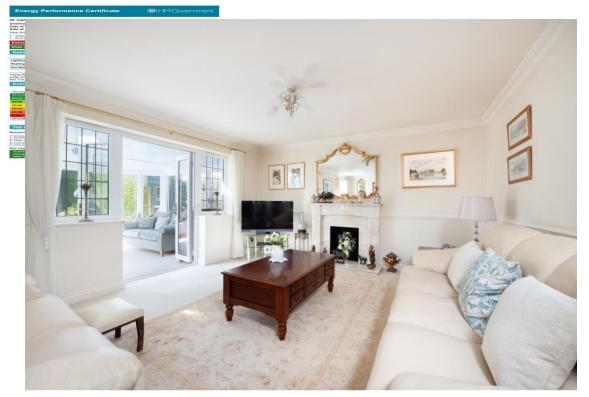
The elegant sitting room runs across the back of the house and has a feature ornamental fireplace. French doors from the sitting room lead into the garden room that is flooded with light from all sides with a solid, hand painted, insulated roof, overlooking the south facing garden.

Upstairs, there are four double bedrooms with the master having an ensuite shower room and with three of the four bedrooms having fitted wardrobes. The remaining three bedrooms share the family bathroom.

Outside, the low maintenance rear gardens are level being mainly paved and gravelled with colour and softness being added by the hedging and raised beds. To the front there is off street parking for at least two vehicles.

Price... £740,000

Freehold





LOCATION

Prestwood village centre has an excellent range of day to day facilities, including a variety of local shops, such as a butcher, newsagent with Post Office, chemist, florist and two supermarkets, together with Doctors' and Dentists' surgeries. There are local schools for children up to the age of 11 years. For secondary education see further information below. Nearby Great Missenden also offers a main line rail link into Central London which is ideal for the commuter. For more extensive requirements both High Wycombe and Amersham are approximately 4/5 miles from Prestwood.

DIRECTIONS

From our office in Prestwood follow the High Street towards Great Missenden. Pass the little Co-Op supermarket and the driveway to the house can be found immediately beyond the car park hidden behind the hedging.

Additional Information

Council Tax Band G EPC Band C

School Catchment (2023/24)

Prestwood Infant & Junior Schools | Boys' Grammar; Chesham, Dr Challoner's and The Royal Grammar School | Girls' Grammar; Chesham, Dr Challoner's High School | Upper School/All ability; The Misbourne School | (We recommend you check accuracy and availability at the individual schools)

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.













Approximate Gross Internal Area (Including Garage) Ground Floor = 91.4 sq m / 984 sq ft First Floor = 69.9 sq m / 752 sq ft Total = 161.3 sq m / 1736 sq ft





This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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