



49C High Street, Great Missenden, Buckinghamshire, HP16 0AL

A well-presented, semi-detached mews-style property located in the heart of Great Missenden village with views over the Buryfield to the rear and with the benefit of allocated parking. Unusually, this one bedroom property is being sold with a freehold title.

Kitchen | Sitting-dining room | Bathroom | Bedroom | Storeroom | Allocated parking space | Freehold

Built in the mid 1980s to blend in with the adjoining character and period property, 49c High Street benefits from high ceilings and sash-style windows and is attached to the attractive wisteria-clad property next door.

Entry to the property is gained via the covered way leading to two bungalows and the parking behind. A metal staircase rises up to a small landing and from there the door opens into the kitchen which is comprehensively fitted with a range of medium-oak units with an integrated electric hob and under-counter, fan oven. There is space and plumbing for a washing machine and space for a tall fridge-freezer. A door at the end of the kitchen opens into the main living room which has ample space for a dining table and lounge furniture. A pair of symmetrical windows at the end of the room overlook the historic High Street. A door at the side leads to a small lobby area: directly ahead is a tall, floor-to-ceiling cupboard and to the left is the family bathroom which is fitted with a cream suite comprising of bath (with shower over) W.C and basin with a frosted sash window to the front. Loft access is in the lobby area. The bedroom is the other side of the lobby with windows overlooking the Buryfields and out to the hills beyond. The airing cupboard is tucked in the corner.

Outside, at the bottom of the staircase, a door opens into a useful store room with the allocated parking space immediately adjacent to the steps.

Price... £295,000 *Freehold*



LOCATION

Great Missenden is a village in the heart of the Chilterns Area of Outstanding Natural Beauty with a mix of both newer and ancient buildings centred round a conservation area. The village offers excellent shopping facilities, three schools for children of all ages, sporting and social amenities and a main line rail link into central London. For more extensive requirements, both Chesham and Amersham are within easy reach.



DIRECTIONS

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Additional Information

Council Tax Band D
EPC Band D

School Catchment

Primary - Great Missenden CofE Combined School
Boys' Grammar – Dr Challoner's
Girls' Grammar – Dr Challoner's High School
Mixed – Chesham Grammar Upper School/All ability –
The Misbourne School (We recommend you check accuracy and availability at the individual schools)

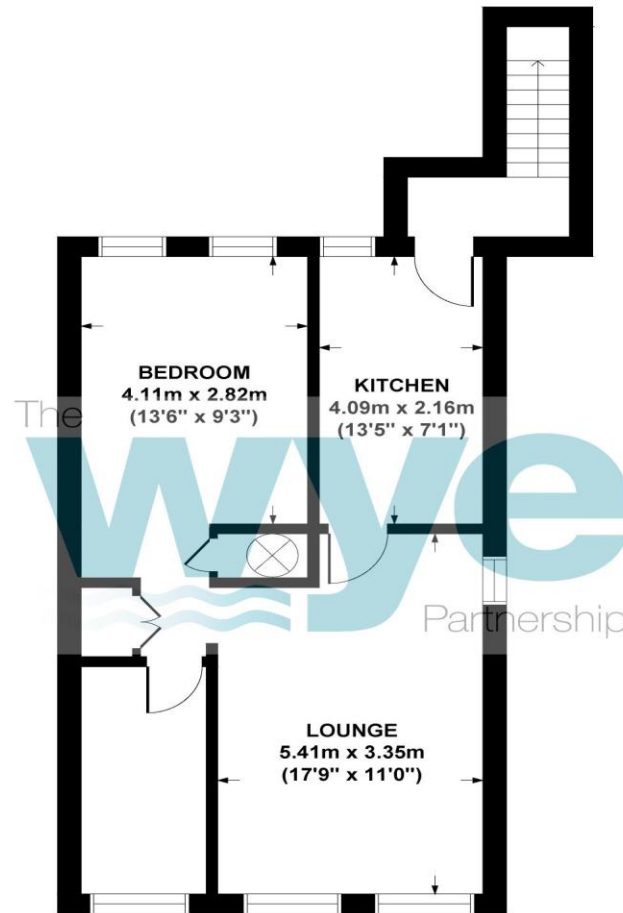


MORTGAGE

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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.





GROSS INTERNAL
FLOOR AREA 53 SQ M / 570 SQ FT

HIGH STREET, GREAT MISSENDEN HP16 0AL
APPROX. GROSS INTERNAL FLOOR AREA 53 SQ M / 570 SQ FT

FLOOR PLAN IDENTIFICATION PURPOSES ONLY -NOT TO SCALE

120 High Street, Prestwood, Buckinghamshire, HP16 9HD
01494 868 000
prestwood@wyecountry.co.uk
wyeres.co.uk

The **wye** Partnership