CHOICE PROPERTIES

Estate Agents

1 Barlow Road, Wendover, HP22 6HP

Guide Price £425,000



Guide Price £425,000 | FANTASTIC OPPORTUNITY | LARGE CORNER POT | CHAIN FREE. Choice Properties are delighted to present this rare opportunity to acquire a three-bedroom semi-detached home, occupying a generous corner plot in one of Wendover's most sought-after residential locations. Offering enormous potential, this property is ideal for buyers looking to create their dream home or investors seeking an exciting refurbishment project. Although requiring modernisation throughout, the house has been well maintained and retains much of its original character and features.

The substantial corner plot provides excellent scope to extend to the side (subject to the necessary planning permissions), offering the opportunity to significantly increase the living accommodation and add further value. Conveniently situated close to local amenities, highly regarded schools and excellent transport links, this is a fantastic opportunity to secure a property with exceptional potential in a highly desirable location. Early viewing is highly recommended to fully appreciate the size of the plot, the potential on offer, and the enviable position of this unique home.

Corner plot with accommodation comprising :

Entrance Hall

Kitchen
12'5" x 8'7"

Lounge
16'10" x 12'5"

Lobby

Ground Floor W.C

Landing

Bedroom One
14'7" x 10'2"

Bedroom Two
10'3" x 9'11"

Bedroom Three
10'8" x 6'5"

Bathroom

Garden

Garage

Driveway

Tenure
Freehold

Agents Note
In accordance with the Estate Agents Act 1979, we declare that a connected person has an interest in the sale of this property.

Council Tax Band
Council Tax Band - According to the Valuation Office Agency Website the property is currently in Council Tax Band D

Making An Offer
If you are interested in making an offer on this property please have a chat with us and we will be happy to start the negotiations for you. Under money laundering regulation we will ask you to provide us with formal photographic ID by way of either a passport or driving licence. If you are travelling from afar we would advise bringing this documentation with you just in case this home is perfect for you.
We would also like to make you aware that we will require details of your estate agents, proof of funds should you be a cash buyer and solicitors details, as this helps us to start the transaction quickly for you.

Opening Hours
Monday - Friday: 9am - 5pm
Saturday: 9am - 3pm

Choice Properties have not tested any included apparatus, equipment, fixtures, fittings, central heating systems or services mentioned in these particulars and purchasers are advised to satisfy themselves as to their working order and condition. Buyers are strongly advised to obtain verification from their Solicitor or Surveyor regarding the working order and condition of all the items included. These particulars do not constitute, nor constitute any part of, an offer or contract. All statements contained in these particulars as to this property are made without responsibility on the part of Choice Properties or the vendors or lessors. None of the statements contained in these particulars as to this property are to be relied on as statements or representations of fact. All measurements have been taken as a guide to prospective buyers only, and are approximate. Any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars The vendors do not make or give and neither Choice Properties nor any person in their employment has any authority to make or give any representation or warranty whatever in relation to this property.



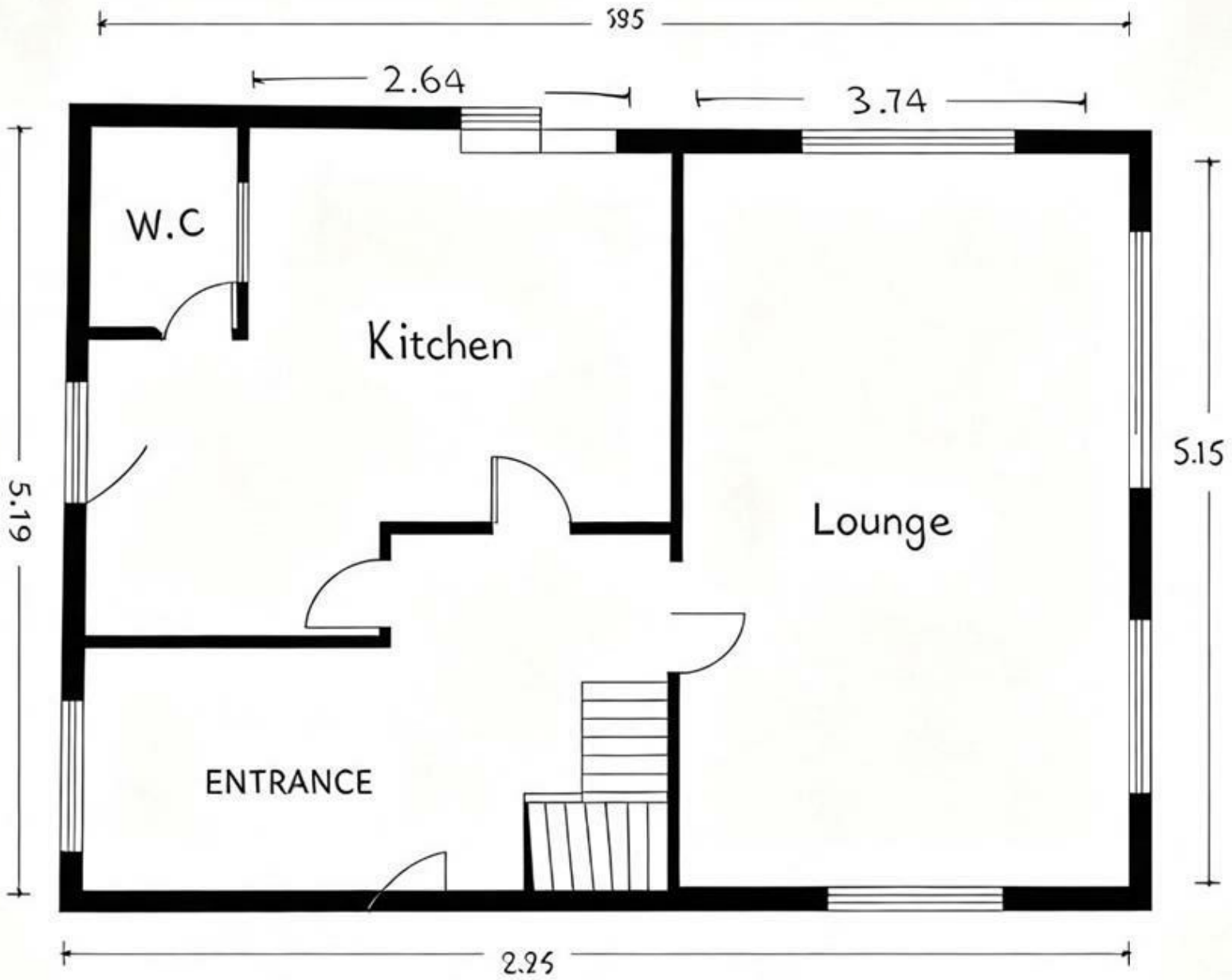












595
2.64
3.74
W.C
Kitchen
Lounge
ENTRANCE
5.19
5.15
2.25

Directions

Please use postcode of HP22 6HP to locate the property.

