



111 Littleworth Road, Downley, High Wycombe, Buckinghamshire, HP13 5XA
Offers In Excess Of £400,000

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An extremely well presented three bedroom, rear extended end of terrace house offered to the market with NO ONWARD CHAIN. The property is located in the sought after village of Downley on the edge of the beautiful Downley common and is within walking distance of local schools, shops and transport facilities. The accommodation comprises; living room with fire place, dining room, large fitted kitchen/breakfast room, three bedrooms and newly fitted family bathroom. The property further benefits; enclosed rear garden, outbuilding with electrics, gas central heating (new boiler installed in 2019 which was last serviced in April 2023), UPVC double glazing (brand new front door recently installed), partially boarded loft (with light & pull down ladder) and driveway parking for two cars.

NO ONWARD CHAIN

DOWNLEY VILLAGE

CLOSE TO VILLAGE COMMON

DRIVEWAY PARKING FOR TWO CARS

ENCLOSED REAR GARDEN

GARDEN OUTBUILDING WITH ELECTRICS

LIVING ROOM WITH FIRE PLACE

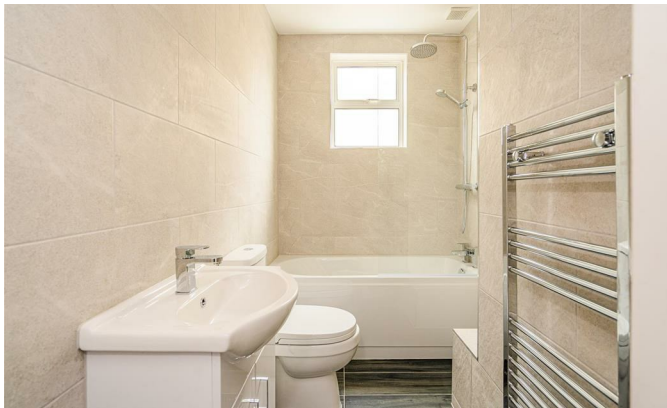
DINING ROOM

SPACIOUS KITCHEN/BREAKFAST ROOM

GAS CENTRAL HEATING




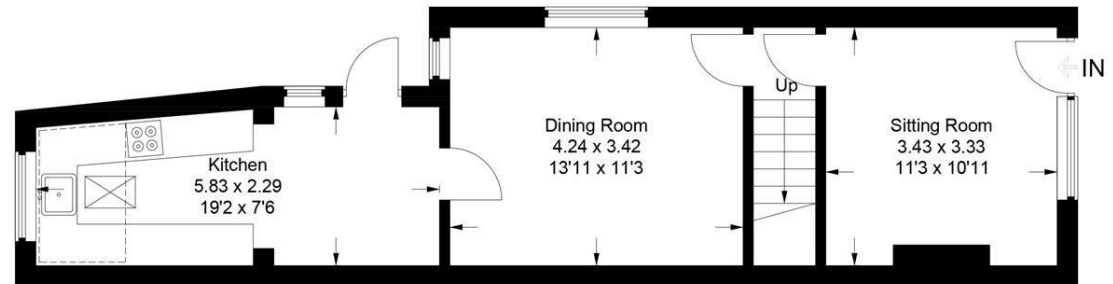
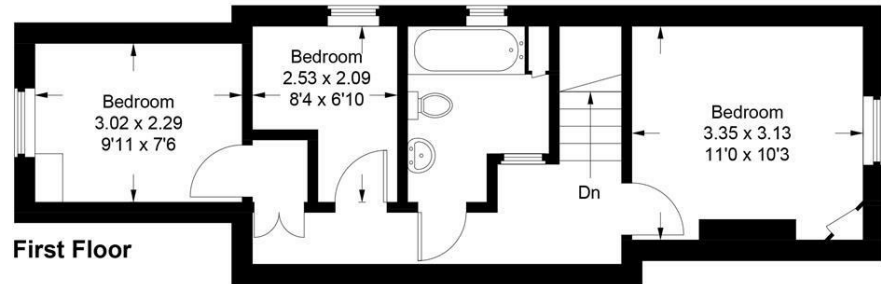




Approximate Gross Internal Area
Ground Floor = 43.9 sq m / 472 sq ft
First Floor = 36.5 sq m / 393 sq ft
Total = 80.3 sq m / 865 sq ft



 = Reduced headroom below 1.5m / 5'0



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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