



Estate Agents  
**Hurst**

49 Marlow Hill, High Wycombe, Bucks, HP11 1SX  
£1,250,000

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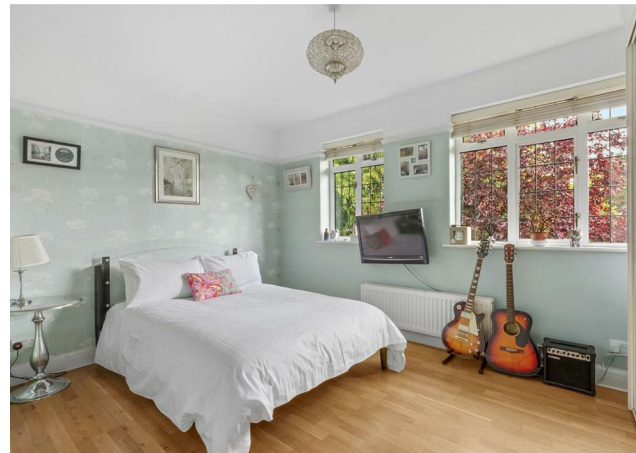
Situated in one of High Wycombe's most prestigious and sought-after locations, this exceptional five-bedroom detached residence offers over beautifully curated living space, perfectly balancing luxury, practicality, and lifestyle. Ideally positioned within walking distance of the highly regarded John Hampden Grammar School and Wycombe High School, and just moments away from High Wycombe station with fast direct links into London Marylebone, the property is perfectly suited for commuters and growing families alike. Junction 4 of the M40 is also just a short drive away, providing excellent access to London, Oxford, and the wider motorway network.

Occupying a generous and level plot, the home immediately impresses with its striking frontage, extensive carriage driveway, and elegant curb appeal. Internally, the property has been thoughtfully extended and comprehensively modernised to an exceptional standard throughout, creating a stylish yet welcoming family home ready to move straight into.

Outside, the landscaped rear garden offers a wonderful sense of privacy and tranquillity, bordered by mature hedging and established trees. The substantial patio stretches across the width of the home, creating the perfect setting for outdoor dining and summer entertaining, complemented by a superb brick built summer house.

Additional benefits include gas central heating, double glazing, double garage, and ample off-street parking for multiple vehicles.

This is a rare opportunity to acquire one of the area's finest family homes in an outstanding location, combining exceptional living space with excellent schooling, commuter convenience, and a superb lifestyle offering. An early viewing is high recommended.



**FIVE BEDROOM DETACHED HOME**  
**THREE BATHROOMS & GUEST CLOAKROOM**  
**DOUBLE GARAGE & CARRIAGE DRIVEWAY**  
**STUNNING FAMILY HOME**  
**INTERNAL & EARLY VIEWING ADVISED**  
**PRINCIPAL BEDROOM WITH EN-SUITE**  
**HUGE TRIPPLE ASPECT SITTING ROOM**  
**GAS CENTRAL HEATING & DOUBLE GLAZED**  
**GOOD ACCESS TO M40 & TRAIN STATION**  
**WALKING DISTANCE OF LOCAL SCHOOLS**



