

Hurst Estate Agents

31 Westfields House, London Road, High Wycombe, Buckinghamshire, HP11 1HA

Asking Price £230,000



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A bright and spacious two DOUBLE bedroom apartment with a PRIVATE BALCONY offered to the market in immaculate condition throughout. This spacious fifth floor apartment has LIFT access to all floors and is located on the east side of High Wycombe within close proximity to High Wycombe town centre, train station and junction 3 of the M40 motorway. The accommodation comprises; entrance hall, large open plan lounge/kitchen/diner with breakfast bar and patio doors leading out to a large PRIVATE balcony, two spacious double bedrooms and modern family bathroom. The property further benefits; lift access to all floors, GATED allocated parking (with additional permitted visitors bays), intercom system and UPVC double glazing. NO ONWARD CHAIN

LEASEHOLD INFORMATION:
- LEASE LENGTH: 115 YEARS REMAINING.
- GROUND RENT: £300 P.A.
- SERVICE CHARGE: £1,470 P.A.



STUNNING CONDITION
TWO DOUBLE BEDROOMS
GATED ALLOCATED PARKING
LARGE PRIVATE BALCONY
MODERN FAMILY BATHROOM
OPEN PLAN LOUNGE/KITCHEN/DINER
LIFT ACCESS TO ALL FLOORS
115 YEARS REMAINING ON THE LEASE
CLOSE TO J.3 OF M40
COUNCIL TAX BAND C













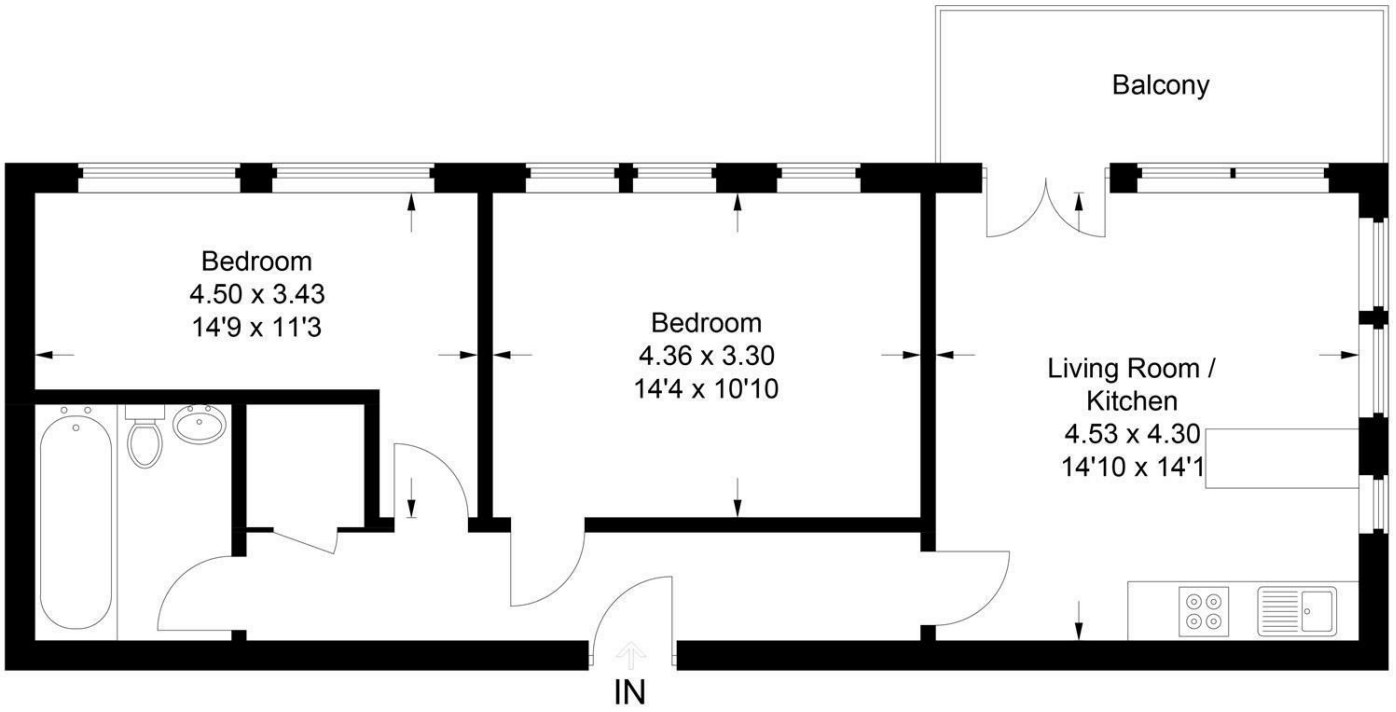








Approximate Gross Internal Area
61.5 sq m / 662 sq ft



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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The Property Misdescriptions Acts 1991. Hurst Estate Agents have not tested any apparatus, equipment, fixture and fittings or services and cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of the property are based on information supplied by the seller. Hurst Estate Agents has not had sight of the title documents. A buyer is advised to obtain verification from their solicitor.

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