



Wycombe Road
Studley Green

www.bb-estateagents.co.uk



bonners & babingtons



Presented in good condition throughout a 3 bedroom detached bungalow enjoying wonderful views over the Chilterns Hills set in large grounds accessed by a long drive from the main road. Accommodation includes : 2 Reception Rooms, Kitchen, Bathroom, Cloakroom, Garden Room/Office. Double Garage.

Wycombe Road,
Studley Green,
High Wycombe,
Buckinghamshire,
HP14 3XA

Offers in Excess of £650,000

High Wycombe 5 miles, Marlow 8 miles, Oxford 23 miles, Heathrow 29 miles,
London 42 miles

- Three Double Bedrooms
- Detached Bungalow Situated On A Large Plot
- Private Position
- Two Reception Rooms
- Double Garage & Garden Room
- Gated Access
- Stunning Views To The Rear
- No Onward Chain
- Potential To Extend STPP
- Light & Airy Throughout



1 Karenza, Wycombe Road, Stokenchurch, Buckinghamshire,
HP14 3DA

01494 485560

www.bb-estateagents.co.uk

 rightmove.co.uk
The UK's number one property website

 OnTheMarket

 Zoopla.co.uk

Location

The property is well placed for access to nearby walks in the Chiltern Hills and open countryside. The Village is within an area of outstanding natural beauty and in the Village there is a garden centre and cafe. Schooling and other comprehensive facilities are found in the nearby village of Stokenchurch and the towns of High Wycombe and Princess Risborough. There is easy access to the M40 motorway at Junction 5, providing links to Oxford, Birmingham and London. The nearest railway station is in High Wycombe with links to London Marylebone, Birmingham and Oxford.



Description

Presented in good condition throughout a three bedroom detached bungalow enjoying wonderful views over the Chilterns Hills set in large grounds accessed by a long drive from the main road. The property has recently been redecorated throughout and many rooms have had new carpets fitted. The accommodation includes three bedrooms, family bathroom, cloakroom, kitchen and two separate reception rooms.

Upon entering the property via the front door, the hallway is straight in front with all three double bedrooms on the left hand side. The family bathroom is at the end of the hall, with a bath and overhead shower. The two reception rooms are on the right, the second reception room has a fitted wood burning stove in the fireplace which makes it a very cosy room on those cold winter evenings. The kitchen provides ample eye and waist level storage units, with space for white goods. There is a separate cloakroom and utility room.

Outside

The sunny facing rear garden is laid mainly to lawn and offers a patio area, ideal for alfresco dining in the warm summer evenings. Situated at the rear of the garden is the garden office, which boasts power, ideal for those working from home. Part of the garden is boarded. The property is access via large wooden gates, with ample parking for multiple vehicles. The driveway is bordered by trees and hedges, providing privacy.

Other notable features : Oil fired central heating and double glazing throughout.

Tenure

Freehold

EPC Rating

D

Local Authority

Buckinghamshire Council Band E

Post Code

HP14 3XA





Viewing

Strictly by appointment with Bonners & Babingtons

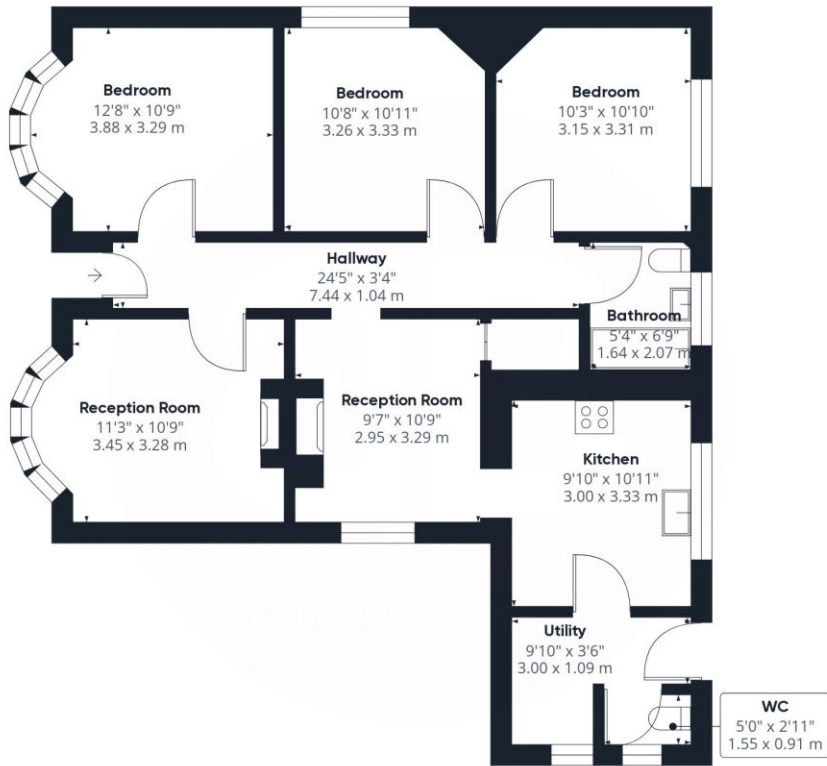
Important Notice

Bonners & Babingtons, their clients and any joint agents give notice that:

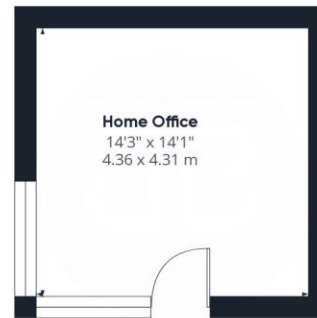
1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.

2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Bonners & Babingtons have not tested any services, Babingtons have not tested any services, equipment, or facilities. Purchasers must satisfy themselves by inspection or otherwise.

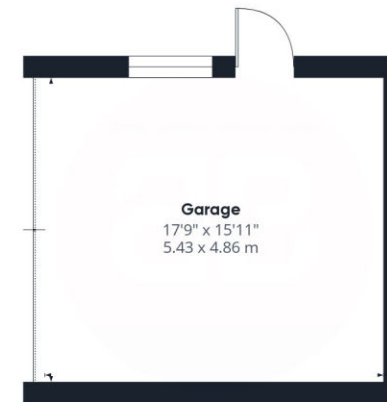




Ground Floor Building 1



Ground Floor Building 2



Ground Floor Building 3

Approximate total area⁽¹⁾

1409.38 ft²

130.94 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

