



bonners & babingtons

Swilley Gardens, Wycombe Road, Stokenchurch, HP14 3NZ

Offers in excess of £250,000

A fabulous 2 bedroom ground floor apartment offering a stylish contemporary interior with entrance hall, good sized open plan living area benefitting from a kitchen with built in BOSCH appliances, two double bedrooms and a family bathroom.

The property consists of a large entrance hallway which all rooms lead from. The dual aspect open plan living area is spacious, perfect for entertaining or socialising with family. The kitchen is modern and benefits from BOSCH fitted appliances such as Induction Hob, Oven, Washing Machine, Fridge Freezer and has ample waist and eye level storage units. There are two double bedrooms with plenty of room for wardrobes and a modern bathroom with overhead shower and a heated towel rail.

Outside

There is a private decking area that leads from the living area, which is perfect for enjoying the summer weather and alfresco dining. There is also allocated parking with ample visitor parking.

Other notable features include - Gas central heating, double glazing, allocated parking, telephone entry systems and gated access and the remainder of 10-year ICW new build warranty.



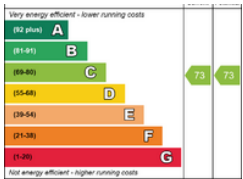


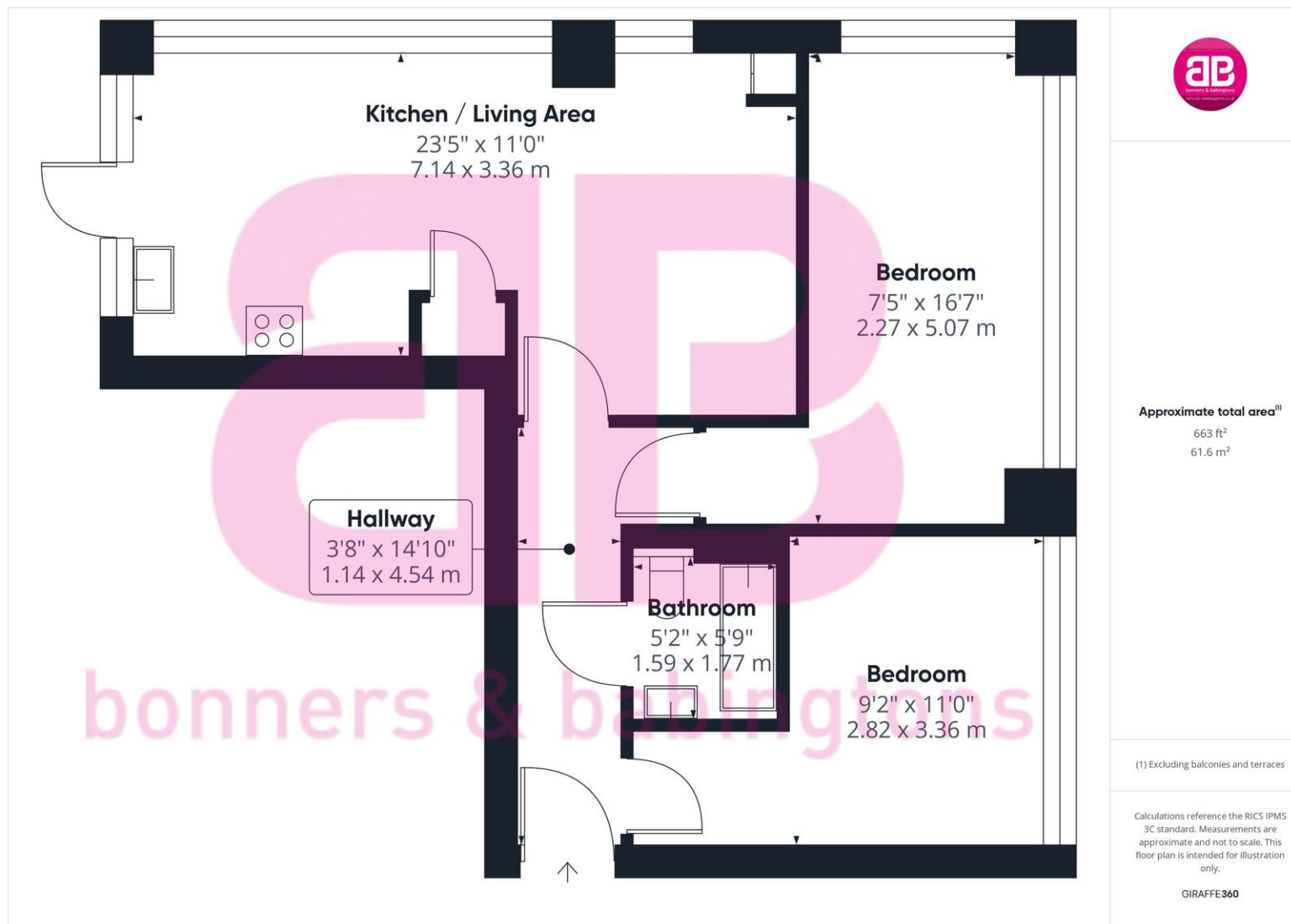
Location
 Stokenchurch is a popular Buckinghamshire village situated in the Chiltern Hills. The village facilities include shops for day to day use, a doctor's surgery, post office, library, Primary School, numerous pubs and restaurants. There is excellent walking and riding in the area. A more extensive range of facilities can be found in High Wycombe, approximately nine miles distant.

For the commuter there is easy access to the M40 motorway at Junction 5, providing links to Oxford, Birmingham, London, the M25 and M4 motorway networks. The nearest railway station is in High Wycombe with links to London Marylebone and Birmingham.



Tenure : Leasehold
Lease Length : 119 Years
Ground Rent : £261
Service Charge : £1,638.54
Council Tax Band : C





Disclaimer

We endeavour to make our particulars accurate and reliable. They are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate and photographs provided for guidance only. No undertaking is given as to the structural condition of the property, or any necessary consents, or the operating ability or efficiency of any service, system or appliance. Prospective purchasers must satisfy themselves with regard to each of these points. If there is any particular aspect of the property about which you would like further information, please contact us, especially, before you travel to the property. B2170

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