11 Cricket View, 123 London Road, High Wycombe, HP11 1BT

£169,950

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High Wycombe

- Spacious Well Kept Second Floor Apartment
- Forming Part of a Fabulous Victorian Property Conversion
- Shared Entrance Hall with Secure Entry For Just Two Apartments
- Entrance Hall, Good Size Lounge and Modern Open Plan Fitted Kitchen
- Double Bedroom and Modern Bathroom
- Double Glazing and Electric Heating
- Allocated Parking for Residents. Guest Parking. Well Kept Communal Grounds

Situated just over half a mile from the town centre amenities and railway station serving London, Birmingham and Oxford and within walking distance of a large supermarket as well as acres of parkland at The Rye. Everything you need is close by in a sought after location.

Council Tax band: B

Tenure: Leasehold; 104 Years Remaining: Service Charge; £2080.94 Per annum: Ground Rent; £375.00 Per annum

EPC Energy Efficiency Rating: D

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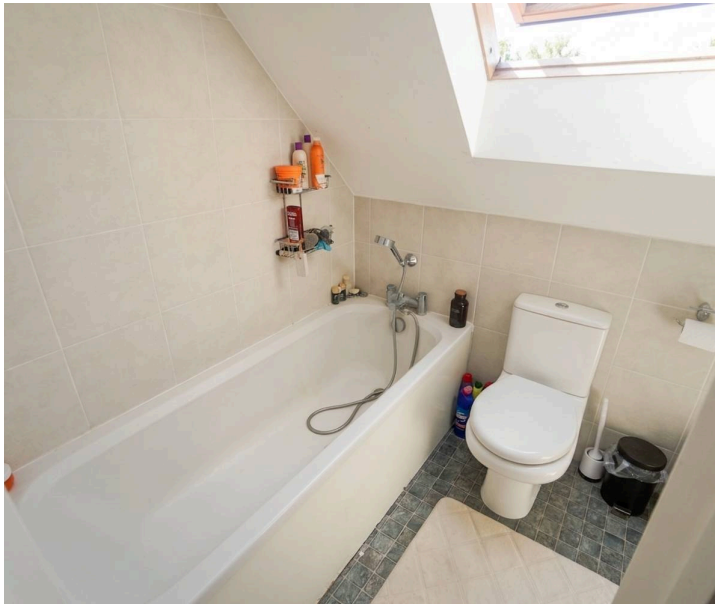
This spacious and well kept one bedroom flat is situated on the second floor of an impressive Victorian property conversion, offering a blend of period charm and modern convenience. The apartment is accessed via a shared entrance hall with secure entry, serving just two residences, providing an added sense of privacy and security. Inside, the property features a welcoming entrance hall that leads to a generous lounge, seamlessly connected to a modern open plan fitted kitchen The double bedroom is well proportioned, complemented by a contemporary bathroom. Additional benefits include double glazing throughout and efficient electric heating. Allocated parking is available for residents, with extra guest parking provided for visitors. The development also boasts well maintained communal grounds (offering an attractive setting and contributing to the overall appeal of the property). This apartment presents an excellent opportunity for first time buyers, professionals, or those seeking a convenient pied-à-terrae, combining the character of a period building with the ease of modern living. Early viewing is highly recommended to appreciate the quality and spaciousness on offer within this desirable conversion.



The Wye Partnership High Wycombe

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By law, each person involved in the sale/purchase of a property must have their identification verified to comply with Anti Money Laundering Regulations. These checks are outsourced and a charge of £36 (inc of VAT) is charged for each individual and paid directly to our supplier.