

5 Coach House, High Wycombe, Buckinghamshire, HP11 1AT - £172,000

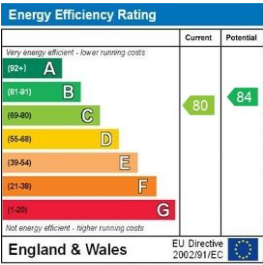
We are delighted to offer for sale this very well-presented one-bedroom first floor apartment situated in a small modern development on the popular east side of High Wycombe town centre.

Secure Entryphone System | Vaulted Communal Entrance Hall | Inner Lobby | Front Door | Entrance Hall With Large Built In Storage Cupboard | Good Size Lounge/Dining Room | Modern Refitted Kitchen With Concealed Lighting | Double Bedroom | Family Bathroom | Modern Slim Line Electric Heating | Double Glazed Windows | well Maintained Communal Gardens | Allocated On Site Car Parking | Directly Opposite Kingsmead Park | Close To Retail Park And Junction 3 Of M40 Motorway | 90 Years Remaining On Lease | No Upper Chain Beyond Vendors Purchase |

We are delighted to offer for sale this well-presented, one-bedroom, first floor apartment situated in a small modern development on the popular east side of High Wycombe town centre. The property has been improved by the current owners and offers clean and modern decor with modern slimline electric heating, double glazed windows, lounge/diner, a modern fitted kitchen, double bedroom and family bathroom. Externally access is via a secure entry phone system, the gardens are well maintained and provided for the use and enjoyment of the residents alone, there is on-site allocated car parking in the lease plus additional visitors spaces. There are 90 years left on the lease, and the sellers have already found a vacant property so no upper chain beyond this.

Price... £172,000

Leasehold



LOCATION

Ideally situated for access to junction 3 of the M40 motorway and across the road from Kingsmead playing fields. The retail park with its wide variety of shopping and food outlets is a short walk away and High Wycombe town centre is a mile and half away with its main line railway station serving London Marylebone in under half an hour. Junction 4 of the motorway is also a short drive away.

DIRECTIONS

Leave High Wycombe on the A40 London Road, pass over the first two roundabouts and continue for a further half a mile passing through five sets of traffic lights. After passing through the fifth set take the first turning left into Old Coach Drive. The Coach House can be found on your left clearly indicated by the Wye Partnership for sale board.

ADDITIONAL INFORMATION

Leasehold; 90 Years remaining: Service Charge; £1544.40 Per annum: Ground Rent; £350.32 Per annum.

COUNCIL TAX

Band B

EPC RATING

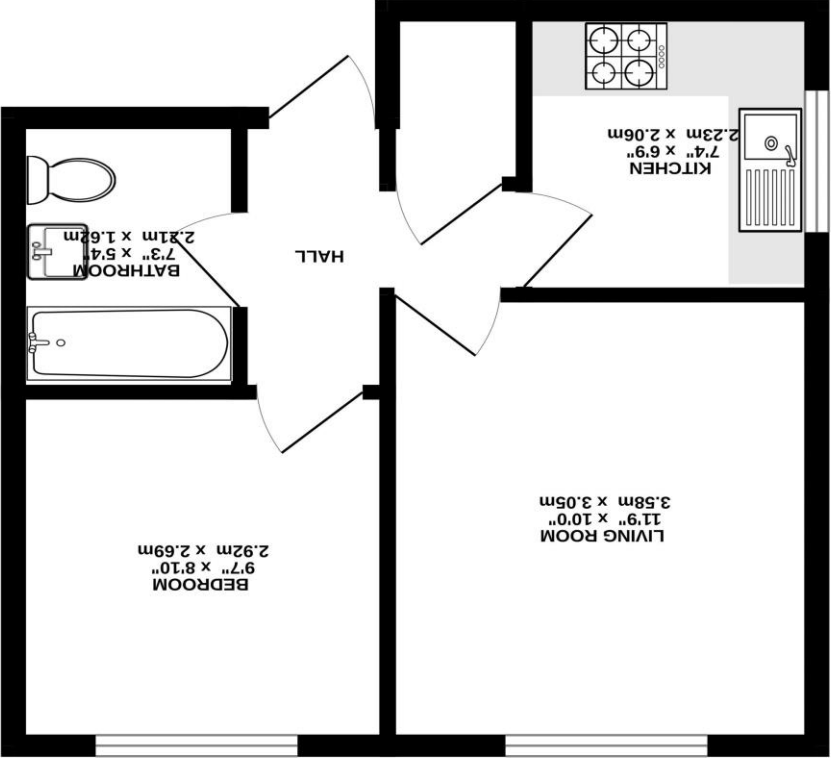
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MORTGAGE

Contact your local Wye Residential office who can introduce you to their Independent Financial Adviser

Whilst we endeavour to make our sales details accurate and reliable they should not be relied on as statements of representation of fact and do not constitute any part of an offer or contract.





Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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