



Windsor Lodge Wellington Avenue, Princes Risborough - HP27 9EE

Guide Price £170,000

 **TIM RUSS**
& Company



- One bedroom retirement apartment
- Modern kitchen
- Town centre location
- Spacious living room
- Modern bathroom



Charming 1 Bed retirement flat in sought-after complex. Serene outlook over park/countryside. Spacious living room, modern kitchen, lovely communal lounge/gardens. Convenient lift access.

We are pleased to present this charming 1 Bedroom retirement flat situated in a sought-after retirement apartment complex. Offering a serene ambience with a wonderful outlook over the park and countryside beyond, this property is ideal for those seeking a peaceful retreat.

Located on the first floor with the convenience of a lift, this flat boasts a spacious living room that is filled with natural light and a great sized bedroom. The modern kitchen is well-equipped. The bedroom offers a comfortable sanctuary, while the modern bathroom ensures convenience and comfort.

Positioned in a central town centre location, and features a lovely communal lounge and attractive gardens.

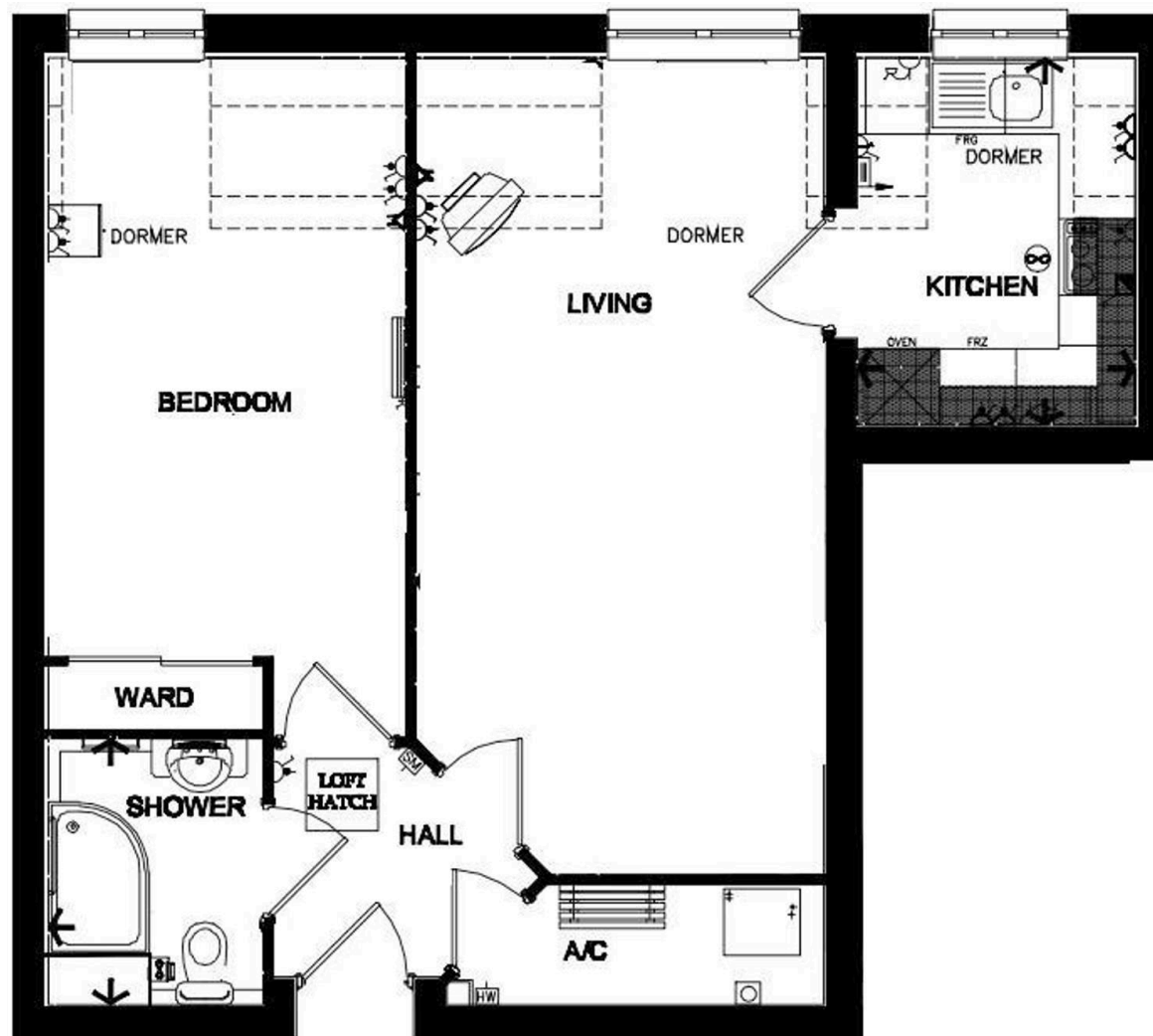
Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B





Living	Width	10'-7" [3225]	max	Length	21'-2" [6445]	max
Kitchen	Width	9'-3" [2820]	max	Length	9'-6" [2900]	max
Bathroom	Width	5'-7" [1695]	max	Length	6'-11" [2100]	max
Bedroom	Width	7'-2" [2190]	max	Length	17'-7" [5360]	max

Tim Russ and Company

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