



Flat 9, The Mill Coaters Lane, Wooburn Green - HP10 0FN
£400,000

TR TIM RUSS
& Company



Flat 9

The Mill Coaters Lane, High Wycombe

- 3 Bedrooms
- 2 Bathrooms
- Balcony
- Separate Kitchen
- 2 Parking Spaces
- No Chain
- Close To David Lloyd Leisure Centre



Flat 9

This generous three bedroom, two-bathroom apartment at 1,023 sq ft is one of the largest in the development and quietly located in this ever popular village. It's chain-free, so you can move quickly if needed.

Located on the first floor (lift access) of this handsome building, **with views over the gardens and picturesque Wye Valley. This stunning first floor apartment is light and spacious with a real contemporary feel. It is situated within a comfortable walk of the village centre and just a couple of minutes from the David Lloyd Health Club.**

A covered entrance porch opening to the communal hall with post boxes and lift. The front door opens into the spacious entrance hall with access
The well-proportioned living room has ample space for dining and overlooks the communal gardens and gently flowing stream below.
The kitchen is fitted with a comprehensive range of modern wall and base units, with a full range of integrated appliances and space for a breakfast table and chairs.

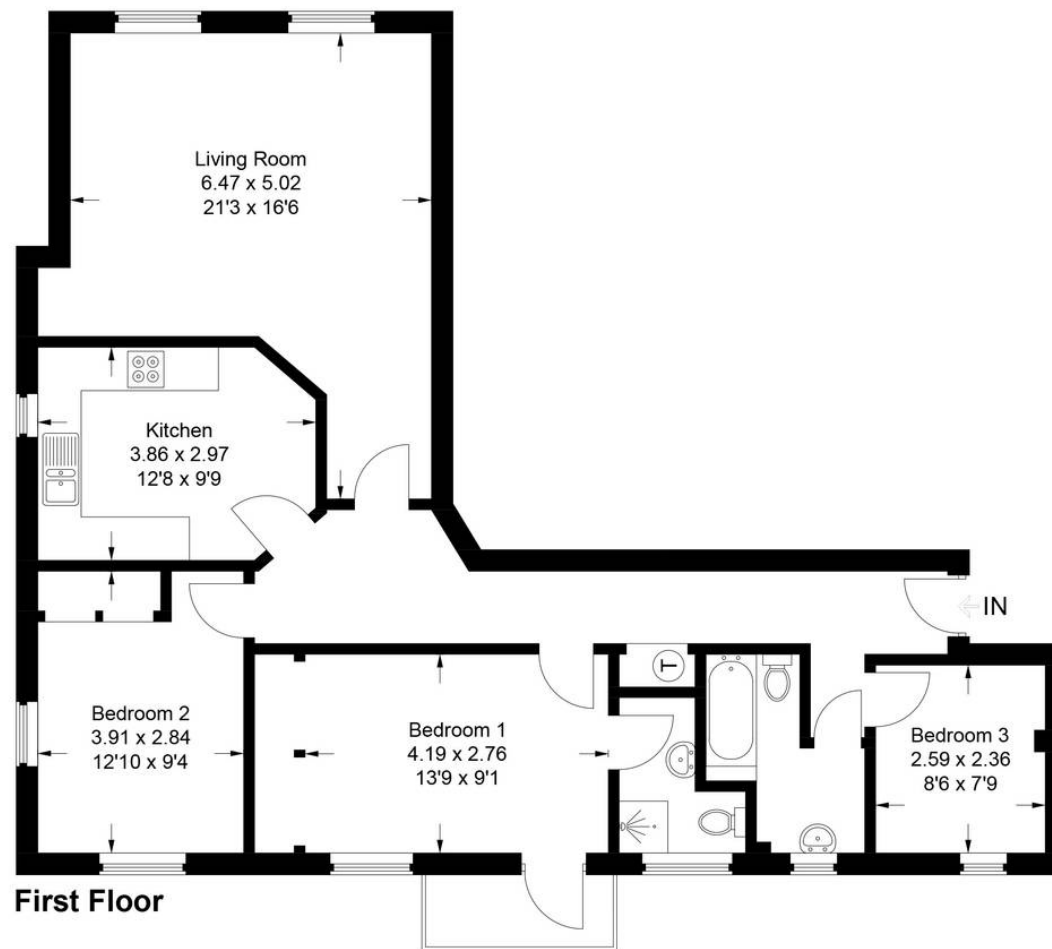
The main bedroom has built in wardrobes, a door leading onto a private balcony and a well appointed ensuite shower room. The second bedroom has a dual aspect with built in wardrobes, whilst bedroom three is a smaller double bedroom, both served by a modern family bathroom.

The well-maintained communal gardens are lawned with a large wooden deck spanning the water of the River Wye, which makes a rather idyllic setting.

PARKING: There are two allocated parking spaces behind electrically operated gates.

LEASE: Leasehold with 125 years from 1st January 2002





9 The Mill, Coaters Lane

Approximate Gross Internal Area = 95.0 sq m / 1,023 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.
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