



21 Main Road, Naphill - HP14 4QD
£800,000

 **TIM RUSS**
& Company



21 Main Road

Naphill, High Wycombe

- Level Plot Approaching Half an Acre
- Three Bedroom Detached Home
- Potential to Extend STPP
- Garage & Driveway Parking
- Excellent Village Location
- Short Walk to Village Shop & Bus Stop
- Remarkable Opportunity
- No Onward Chain



21 Main Road

Naphill, High Wycombe

In a lovely village spot, this charming detached home sits on a level half-acre plot. A rare opportunity with huge potential to extend (STPP), generous gardens, garage, and no onward chain.

As you drive in, you're immediately struck by the remarkable setting, this charming detached home sits on a level plot approaching half an acre, offering a real sense of space and privacy. Ideally positioned in outstanding gardens, just a short stroll from the local shop, it's a home that combines tranquillity with everyday convenience.

Inside, you'll find three bedrooms and plenty of scope to put your own stamp on things. There's also huge potential to extend, subject to planning, making this a fantastic opportunity for anyone looking to create their dream home on a large, private plot.

With substantial gardens, double garage, driveway parking, and no onward chain, it's ready and waiting for its next chapter.

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D





Tim Russ and Company

Tim Russ Ltd, 1 High Street - HP27 0AE

01844 275522 • p.risborough@timruss.co.uk • timruss.co.uk/

By law we must verify every seller and buyer for anti-money laundering purposes.
Checks are carried out by our partners at Lifetime Legal for a non-refundable £60 (incl. VAT) fee, paid directly to them.
For more information please visit our website.

