

Offers in excess of £160,000 | Leasehold

Birches Rise, West Wycombe Road, High Wycombe, HP12 3AQ

ROMANS







Key Features & Description

- Modern and contemporary accommodation
- Beautifully presented throughout
- Bright and welcoming living space
- Generous double bedroom
- Well-appointed kitchen
- Modern bathroom
- Allocated parking
- Ideal first-time purchase or investment
- EPC Rating D | Council Tax Band B
- Service Charge £1752 PA | Ground rent £240 PA | 110 years

A superbly presented one-bedroom apartment, offering modern and stylish accommodation, allocated parking and an excellent opportunity for first-time buyers or investors alike.

This attractive apartment has been well maintained and offers contemporary living throughout, making it an ideal choice for anyone looking for a home they can move straight into and enjoy. The accommodation provides a comfortable and practical layout, with a welcoming living space, a well-presented kitchen and a generous double bedroom, complemented by a modern bathroom.

The property is particularly appealing for those seeking a low-maintenance lifestyle without compromising on presentation or convenience. The inclusion of allocated parking is an added benefit, providing valuable off-street parking.

Ideally suited to first-time buyers looking to take their first step onto the property ladder, as well as investors seeking an attractive addition to their portfolio, this is a home that deserves an early viewing.

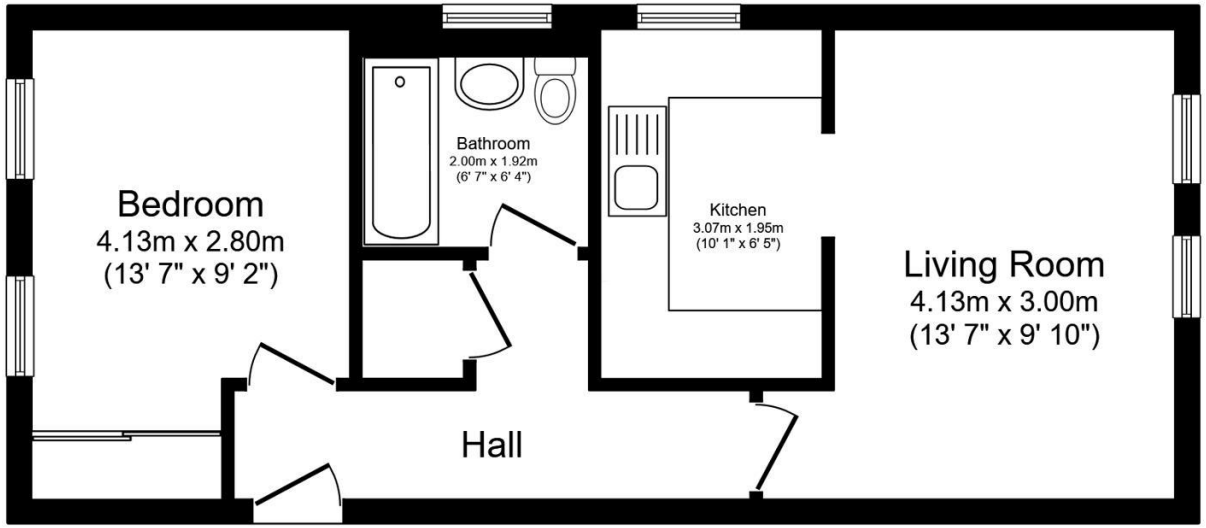












Floor Plan

Total floor area: 42 sq.m. (453 sq.ft.)

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Important Notice

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. The copyright of all details, photographs and floorplans remain exclusive to Romans.

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