



5 The Quadrangle, High Wycombe, Buckinghamshire, HP13 7QR

A spacious, three bedroom semi detached house with an attractive west facing rear garden and GARDEN OFFICE/STUDIO located in this quiet location a short walk of the town centre and railway station. The accommodation includes; entrance hall, living room with bay window, dining room, modern fitted kitchen, rear lobby, utility room with guest cloakroom, three bedrooms and modern family bathroom. The property also benefits from; gas central heating, UPVC double glazing, driveway parking for two vehicles and 60ft attractive west facing rear gardens.

QUIET LOCATION

DRIVEWAY PARKING

LARGE GARDEN OFFICE/STUDIO

GUEST CLOAKROOM/UTILITY ROOM

MODERN FAMILY BATHROOM

MODERN KITCHEN

SPACIOUS LIVING ROOM

WEST FACING GARDEN

GAS CENTRAL HEATING

UPVC DOUBLE GLAZING







Approximate Gross Internal Area
 Ground Floor = 56.5 sq m / 608 sq ft
 First Floor = 45.8 sq m / 493 sq ft
 Outbuilding = 18.3 sq m / 197 sq ft
 Total = 120.6 sq m / 1,298 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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1 Crendon Street, High Wycombe, Bucks, HP13 6LE

Tel: 01494 521234 Fax: 01494 523392 Email: wyc@hursts.co.uk Web: www.hursts.co.uk