



73 Mickelfield Road, High Wycombe, Buckinghamshire, HP13 7EX

A rare opportunity to purchase this well presented, three bedroom, semi-detached family home that has been well cared for and improved upon over recent years and offered in good condition throughout. This spacious and attractive property is situated on the popular East Side of High Wycombe's town centre, giving good access to both junction 3 & 4 of the M40 making it perfect for those looking to commute, as well as offering a larger than average plot which provides a sizeable rear garden. This particular property also comes with the added benefit of planning permission to the rear should the new owner wish to extend the property, plans available to be sent upon request. The accommodation comprises; entrance hall, lounge/dining room that is open plan with bay window to front aspect, fitted kitchen that opens out to a utility space. To the first floor there are three bedrooms and a family bathroom. The property further benefits from double glazing, gas central heating, large enclosed, South/West facing rear garden, that is mainly laid to lawn and also comes with a green house. There is also a sizeable garage and driveway parking. This really is a lovely family home on a level and good sized plot and an early viewing is highly recommended.

THREE BEDROOM SEMI-DETACHED PROPERTY

LARGE LEVEL PLOT

POPULAR EAST SIDE OF TOWN

PLANNING PERMISSION IN PLACE

UTILTY ROOM

DETACHED GARAGE & DRIVEWAY

IDEAL FAMILY HOME

INTERNAL VIEWING ADVISED

GOOD ACCESS TO JUNC 3 OF M40

DOUBLE GLAZED & GAS CENTRAL HEATING







Micklefield Road
 Approximate Gross Internal Area
 Ground Floor = 488 sq ft / 45.3 sq m
 First Floor = 415 sq ft / 38.6 sq m
 Garage = 171 sq ft / 15.9 sq m
 Total = 1074 sq ft / 99.8 sq m



Floor Plan produced for Hursts by Media Arcade Ltd ©.
 Illustration for identification purposes only. Window and door openings are approximate. Whilst every attempt is made to assure accuracy 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