



14 Hughenden Court Penn Road, Hazlemere, HP15 7BP  
£169,950

# 14 Hughenden Court Penn Road

Hazlemere

- First Floor Retirement Apartment - Over 60's - No Onward Chain
- Double Bedroom - Lounge/Dining Room
- Kitchen - Shower Room
- House Manager - Communal Lounge And Kitchen
- 24 Hour Emergency System

Short level walk to library, Doctor's surgery, Dentist, pharmacy, Tesco Express, two garages and a selection of restaurants and takeaways.... Buses pass Hughenden Court to High Wycombe, 2 1/2 miles, with 25 minute London trains.... Beaconsfield, 4 1/2 miles, and Amersham 5 miles, with London trains.... Expanses of countryside close to hand.... Three M40 access points approximately 10 minutes' drive....

Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: B



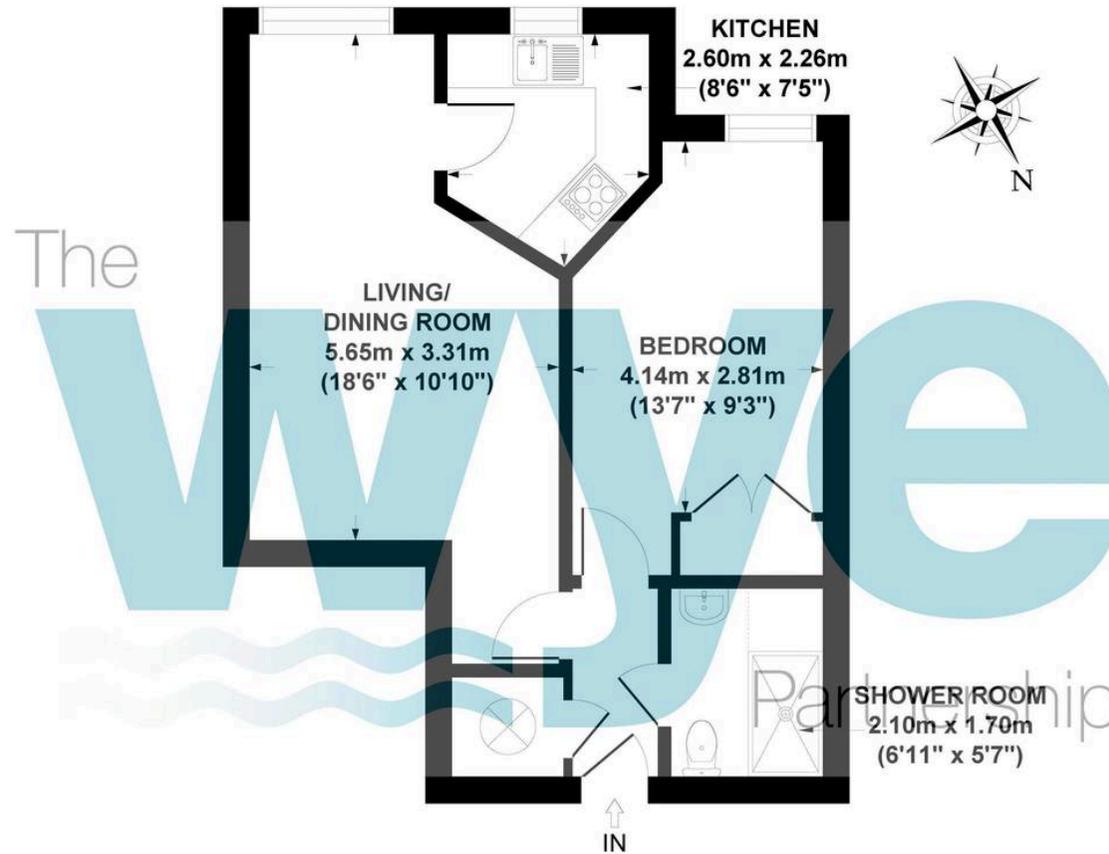
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Hazlemere

A first floor, retirement apartment, conveniently located to local amenities in the popular village of Hazlemere. No Onward Chain!

A spacious, first floor, retirement apartment, specifically for the over 60's and is located in the popular McCarthy and Stone Retirement Development in Hazlemere. Inside the property is a hallway leading to a good size double bedroom, shower room with W.C., wash hand basin and shower, living/dining room and kitchen fitted with integrated appliances. The property is double glazed and has electric heating throughout. The development is well kept and provides residents with a communal garden, residents communal lounge and kitchen, guest suite, house manager, security entry system, laundry room and a 24-hour emergency line. Parking spaces are available on request and are paid for yearly. No Onward Chain!





GROSS INTERNAL  
FLOOR AREA 45 SQ M / 484 SQ FT

**HUGHENDEN COURT, PENN ROAD, HAZLEMERE, HP15 7BP**  
**APPROX. GROSS INTERNAL FLOOR AREA 45 SQ M / 484 SQ FT**

FLOOR PLAN IDENTIFICATION PURPOSES ONLY -NOT TO SCALE

## The Wye Partnership Hazlemere

3 Market Parade, Hazlemere - HP15 7LQ

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By law, each person involved in the sale/purchase of a property must have their identification verified to comply with Anti Money Laundering Regulation. These checks are outsourced and a charge of £36 (inc of VAT) is charged for each individual and paid directly to our supplier.

