



2c Cherrycroft, Earl Howe Road

Holmer Green, High Wycombe

- Modern Ground Floor Apartment - Exclusively For The Over 60's
- Modern Fitted Kitchen - Lounge/Dining Room
- One Double Bedroom With Fitted Cupboards - Bathroom
- Parking - Well Maintained Communal Garden
- Double Glazing - Excellent Condition

A wonderful, ground floor apartment, exclusively for the over 60's, situated in the heart of this beautiful Holmer Green village, with the local shopping parade around the corner and the village pond and Common near-by. The property has been tastefully decorated and modernised by the current owner and benefits from car parking at the rear, as well as a maintained communal garden, which you can access through a double glazed door from the living room. To the front of the property is an initial storm porch, which leads through the front door to a lovely welcoming hallway. The modern kitchen has been refitted with white shaker style wall and base units, electric hob and oven, and space for a washing machine and fridge. The bathroom comprises of a low level w.c., wash hand basin with vanity under and a shower cubicle. The bedroom is a good size double and has fitted cupboards, plus there is a cosy living/dining room, which has a feature gas fire and ample space for a small dining table. A viewing is highly recommended on this lovely property.



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A charming, ground floor apartment, situated in the sought after village of Holmer Green, overlooking the village pond and close to the local shopping facilities.

A one minute walk to the village parade of shops and amenities which include a Convenience Store, Pharmacy, Hairdressers, Coffee Shop, takeaways and so much more... An extensive range of shopping facilities at Park Parade, Hazlemere which includes a supermarket.... Community-oriented centre based around The Common featuring two Churches, village hall, village pubs and children's playground.... Excellent schools for all ages.... Three M40 access points within 10/15 minute drive.... Buses pass through the village serving Amersham and High Wycombe.... Fast trains to London from High Wycombe (3 miles) Great Missenden (3 miles) and Amersham Underground Station Metropolitan Line (4 miles).... Open countryside nearby....

Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E





GROSS INTERNAL
FLOOR AREA 43 SQ M / 466 SQ FT

EARL HOWE ROAD, HOLMER GREEN, HP15 6PX
APPROX. GROSS INTERNAL FLOOR AREA 43 SQ M / 466 SQ FT

FLOOR PLAN IDENTIFICATION PURPOSES ONLY -NOT TO SCALE

The Wye Partnership Hazlemere

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