



35 Rye View, High Wycombe, Buckinghamshire, HP13 6HL

Asking Price | £850,000

Property Features

- Stylish Detached Home
- 4 Bedrooms, 2 with En Suites
- Kitchen with Breakfast Room
- Separate Laundry Room
- 2 Living Rooms
- Spacious Sun Room
- Downstairs WC
- Walking Distance of Town Centre & Train Station
- Private and Enclosed Rear Garden
- EPC 80 C / Council Tax Band F

Full Description

Welcome to this charming 4-bedroom detached house for sale, ideally situated within walking distance of High Wycombe town centre. The property boasts a perfect blend of modern comfort and classic style, offering a delightful living space for families or those seeking a peaceful yet convenient location.

The ground floor is designed for modern living, with a spacious hallway leading to a kitchen/breakfast room serving as the heart of the home. This area is perfect for both casual family meals and entertaining guests. A separate laundry room adds to the practicality of the space. There is also a downstairs WC.

The property also boasts two comfortable living rooms, providing versatility in use and creating distinct spaces for relaxation and entertainment. A sunroom which stretches across the back of the property bathes the interiors in natural light, creating a tranquil atmosphere and a seamless connection to the beautiful outdoors.

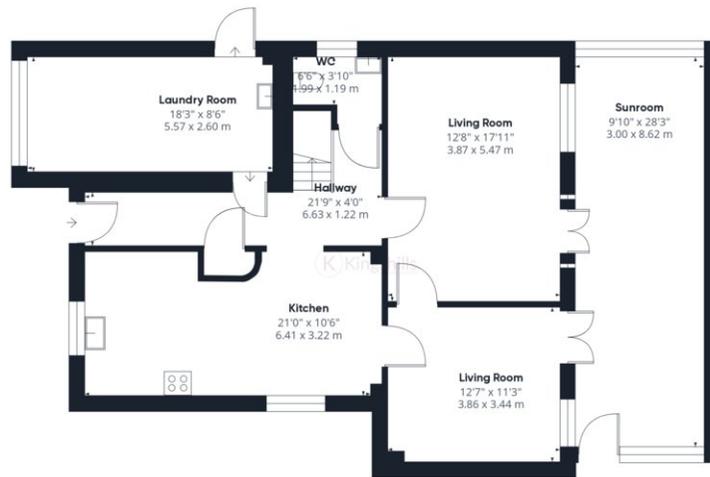
The first floor of this residence features four generously sized bedrooms, ensuring ample space for all family members. Two of the bedrooms come with en-suite bathrooms, providing privacy and convenience. Additionally, a well-appointed family bathroom serves the remaining bedrooms, offering both style and functionality.

Step outside and discover the private and enclosed rear garden that wraps around the side of the property, offering a secluded retreat for outdoor activities and relaxation. Parking is never a concern with a driveway that accommodates several vehicles, ensuring convenience for both residents and guests.

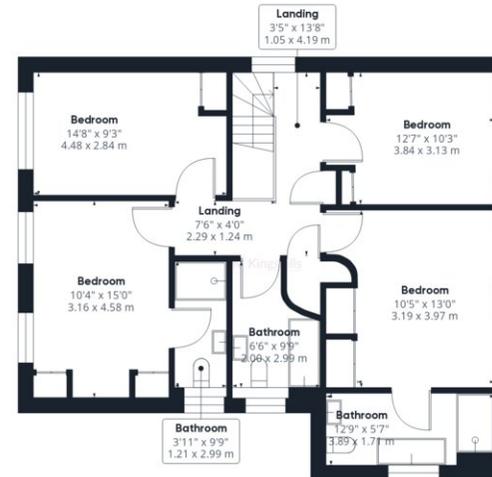
Living in this delightful detached house not only offers a comfortable and stylish home but also provides easy access to a range of activities and attractions, ensuring a vibrant and fulfilling lifestyle in the heart of High Wycombe, Buckinghamshire.







Ground Floor



Floor 1

Approximate total area⁽¹⁾

2049.31 ft²
190.39 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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