



Skyline Mews, 10 Cressex Road, High Wycombe, HP12 4FE

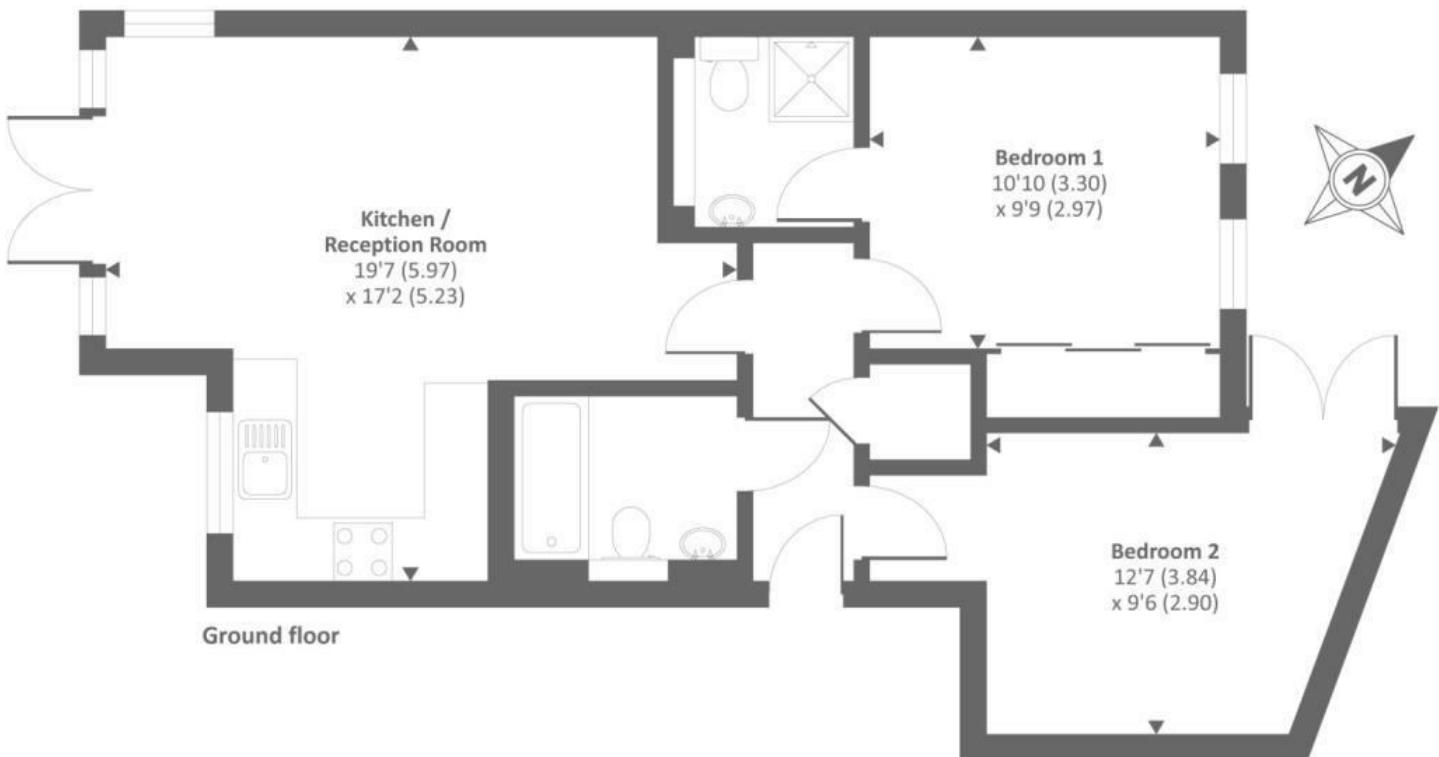
Available Immediately

Located in a quiet, securely gated development, this well-presented two-bedroom, two-bathroom ground-floor apartment features two double bedrooms, an en-suite and family bathroom, and a modern open-plan kitchen/living area. The property also benefits from a private rear terrace and communal gardens.

Conveniently situated near local amenities, Junction 4 of the M40, and High Wycombe town centre, with its Eden Shopping Centre, restaurants, theatre, and mainline train station.

£1,500 Per month

- **Modern Ground Floor Apartment**
- **Two Bedrooms**
- **Master Bedroom w/ En Suite**
- **Open Plan Living Room/Kitchen**
- **Private Rear Terrace/Garden**
- **Patio Area from Lounge**
- **Allocated Parking**
- **Secure Gated Development**
- **Gas Central Heating & UPVC Double Glazing**
- **Available Immediately!**



Approx. gross internal floor area 644 SQFT / 59.8 SQM

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		

