

London Road High Wycombe HP11 1BN









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Offers over £310,000

A rare opportunity to purchase a spacious two-bedroom, share-of-freehold apartment within Riversdale House, an exclusive gated development comprising just nine apartments. The property benefits from generous proportions, high ceilings, two bathrooms, allocated parking and attractive views across The Rye.

Description

Upon entering, a central hallway provides access to all rooms, with a modern family shower room positioned directly ahead. To the left are two well-proportioned double bedrooms, both featuring large windows that allow an abundance of natural light, while the principal bedroom further benefits from a private en-suite bathroom.

The impressive sitting and dining room is a particular highlight, boasting high ceilings, traditional picture rails, engineered oak flooring and a beautiful bay window overlooking The Rye. The separate kitchen is well equipped with an induction hob, extractor fan, integrated oven and grill, dishwasher and glazed wall-mounted units.

Outside, residents enjoy access to a communal garden, secure gated allocated parking and a number of visitor parking bays.

Further benefits include gas central heating, UPVC double-glazed windows and an exceptionally large loft space extending to more than 600 sq ft, providing valuable additional storage.

Situation

Riversdale House occupies a highly convenient position on London Road, directly opposite The Rye - one of High Wycombe's most attractive green spaces. Extending across more than 50 acres, The Rye offers picturesque riverside walks, children's play areas, tennis courts and sports pitches, while the neighbouring Wycombe Rye Lido provides a swimming pool, gym and fitness facilities.

High Wycombe town centre is within easy reach, offering an extensive selection of shops, restaurants, cafés and leisure facilities, including the Eden Shopping Centre. The mainline railway station provides direct services to London Marylebone, with the fastest journeys taking approximately 27 minutes, making the location ideal for commuters.

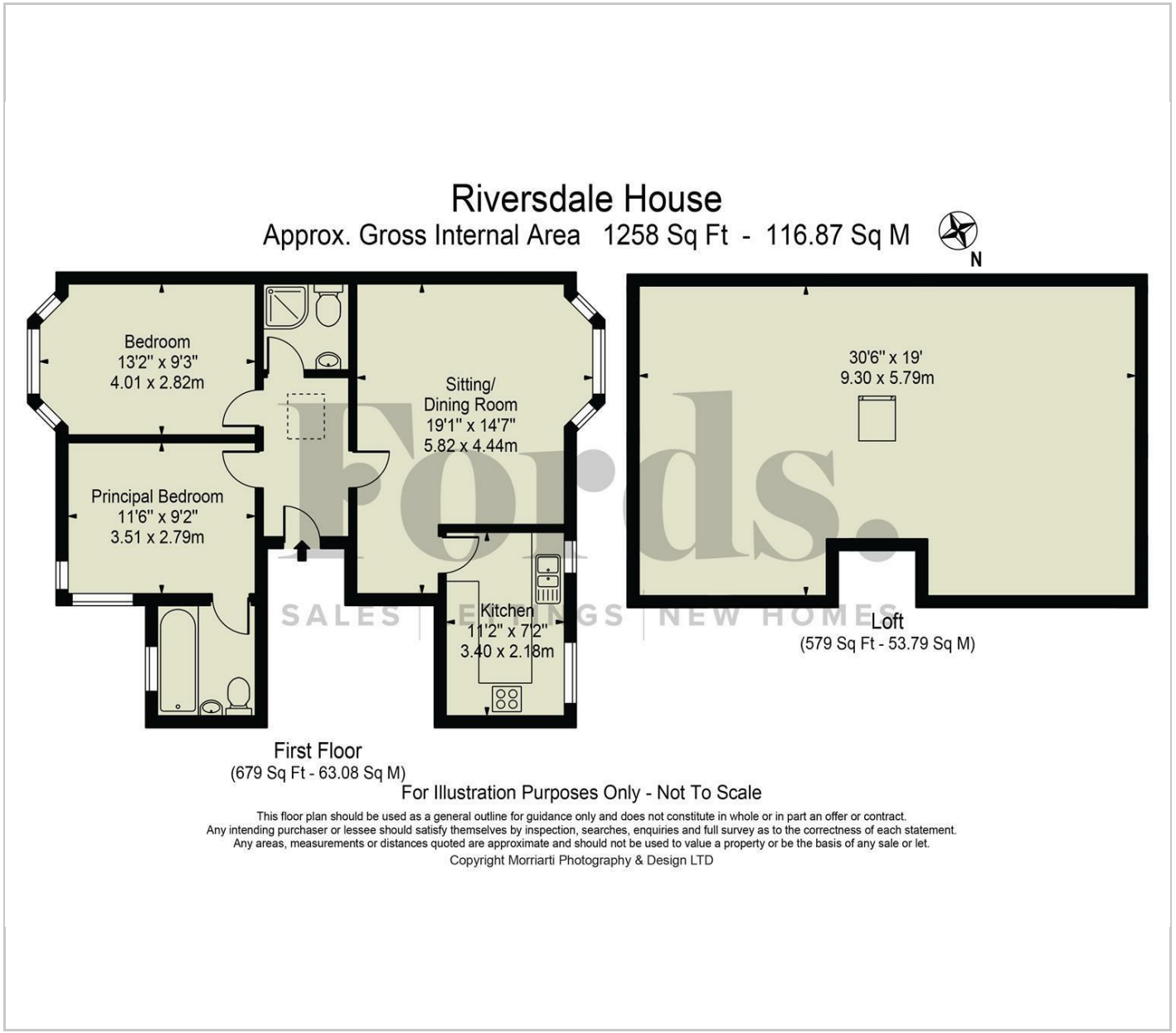
The area is also well served by respected schools, including Wycombe Abbey, The Royal Grammar School, John Hampden Grammar School and Wycombe High School. Excellent road connections are available via the A40, M40 and A404, providing convenient access to London, Oxford, Marlow and the wider motorway network







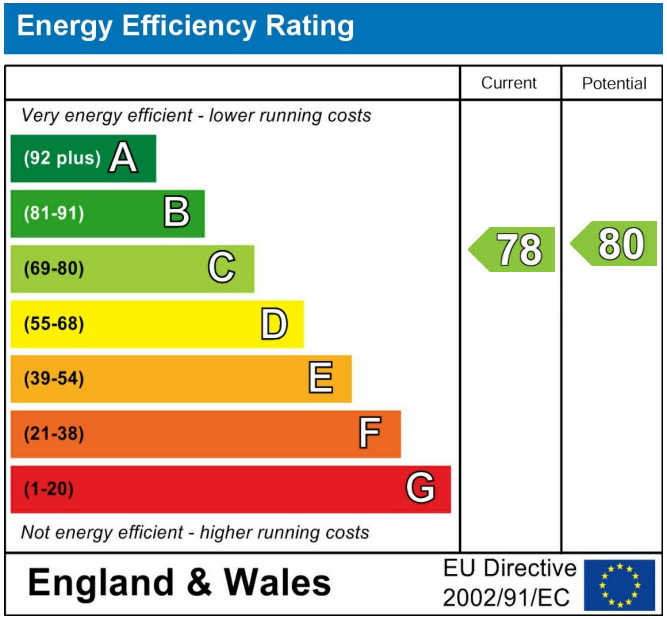
Floor Plans



Area Map



Energy Performance Graph



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