

Connells

Mathews House Tadros Court
High Wycombe

Mathews House Tadros Court
High Wycombe HP13 7GG

for sale
£200,000







Property Description

Situated within Mathews House, Tadros Court, High Wycombe, this well-proportioned two-bedroom apartment offers an excellent opportunity for buyers looking to put their own stamp on a property. The apartment would benefit from some updating and is being sold as seen, with the added advantage of no onward chain.

The accommodation comprises an entrance hall with a useful storage cupboard, leading through to a spacious open-plan reception room and kitchen, providing a versatile space for relaxing and dining. There are two good-sized bedrooms, with bedroom one benefiting from its own en-suite bathroom, together with a separate family bathroom.

The property is offered with approximately 105 years remaining on the lease and is conveniently positioned for access to High Wycombe town centre and its wide range of shopping, leisure and everyday amenities. High Wycombe mainline railway station is approximately 1.2 miles away, making the apartment a convenient choice for commuters. The area also provides good access to local shops, schools and road links, including routes towards the M40, while the surrounding Chiltern countryside offers plenty of opportunities for walking and outdoor recreation.

With no onward chain and scope for modernisation, this property represents an appealing opportunity for first-time buyers, investors or those looking to create a home to their own taste.

Agents Note

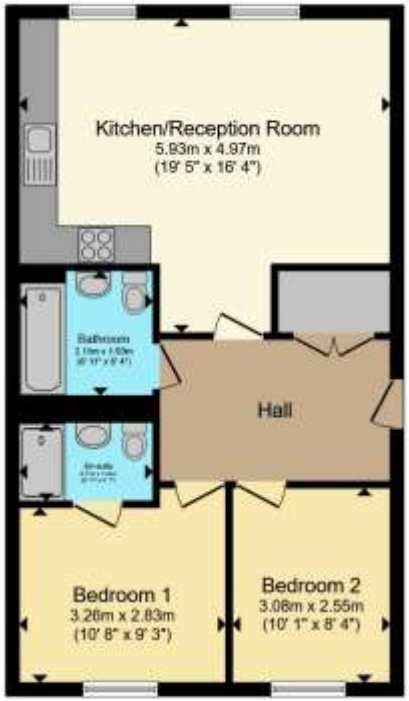
Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Agents Note

We have been unable to verify material information that relates to this property. We ask that buyers make their own enquiries and satisfy themselves in regard to any specific requirements before proceeding







Ground Floor





Total floor area 61.5 m² (661 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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To view this property please contact Connells on

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1-3 Queen Victoria Road
HIGH WYCOMBE HP11 1BA

EPC Rating: C

Council Tax Band: C

Service Charge: 1880.00

Ground Rent: 469.00

Tenure: Leasehold

view this property online connells.co.uk/Property/WYC313861

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2006. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

The Property Ombudsman

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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