



Keegan White
ESTATE AGENTS

66 Totteridge Drive | £435,000



Features

- Off Street Parking
- Garage
- Scope to Remodel
- Large Garden
- Gas Central Heating
- Complete Chain Above

The front door opens into a large entrance porch that has a secondary front door that leads into the hallway that has stairs rising to the first floor and a doorway that leads into the open plan lounge diner. This has windows to front aspect and patio doors to the rear. Adjacent to this is a standard fitted kitchen with window overlooking the garden. A side door opens into a small lobby that has a back door to the garden and a second door that gives access to the integral garage, that some new owners may look to convert

into a second reception room. The first floor landing has a window to side aspect, loft access and an airing cupboard. The three bedrooms are well proportioned, especially the 3rd bedroom which you will find to be larger than what is usually found in three bedroom homes. Externally, there is a lawn and driveway parking to the front, and the back garden is large with a patio off the back of the house, a large lawn area that is ideal for the children to burn off some energy, and fencing to borders.



Totteridge Drive is located to the north of High Wycombe's town centre and is within a moments walk of a small shopping parade. The Royal Grammar School and High Crest Academy are both within walking distance, as is Totteridge Common which would be ideal for dog walkers. There is public transport in close proximity with bus connections to the town centre, railway station, and Amersham for those that need to use London Underground. Within the town centre, there is a wide array of retail, leisure, hospitality and entertainment

venues, and the Chiltern mainline railway station that connects to London Marylebone in under half an hour on the fast trains. For roads commuters, the town has access to both Junctions 3 & 4 of the M40 motorway, with the M25 and London Heathrow Airport beyond.

Additional Information:

Council Tax: Band D

Energy Performance Rating: EPC D (68)



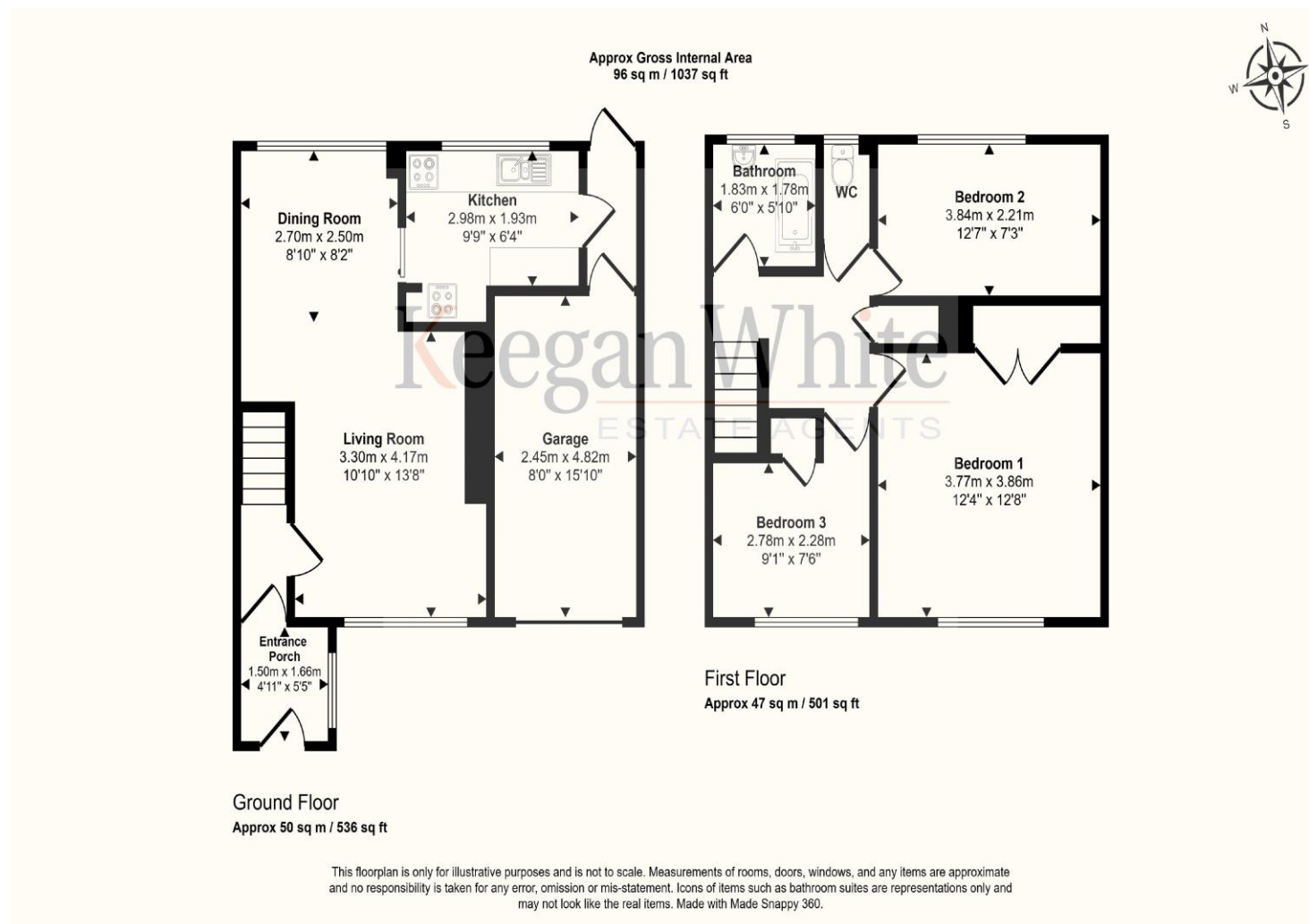


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