

wye Partnership

Flat 60, Aspen Court Freer Crescent, High Wycombe, HP13 7YG

£245,000

Flat 60

Aspen Court Freer Crescent, High Wycombe

- A Well Presented Two Bedroom Ground Floor Apartment
- 125 Year Extended Lease Upon Completion
- Own Private Entrance
- No Onward Chain
- East Side Of High Wycombe
- Balcony Overlooking Communal Gardens
- Allocated Undercover Parking

Ideally situated for access to junction 3 of the M40 motorway and across the road from Kingsmead playing fields. The retail park with its wide variety of shopping and food outlets is a short walk away and High Wycombe town centre is just two miles away with its main line railway station serving London Marylebone in under half an hour. Junction 4 of the motorway is also a short drive away.

Council Tax band: C

Tenure: Leasehold; 125 Years upon completion: Service Charge; £1117.82 Per annum: We are advised that there is no Ground Rent charge

EPC Energy Efficiency Rating: C







Flat 60

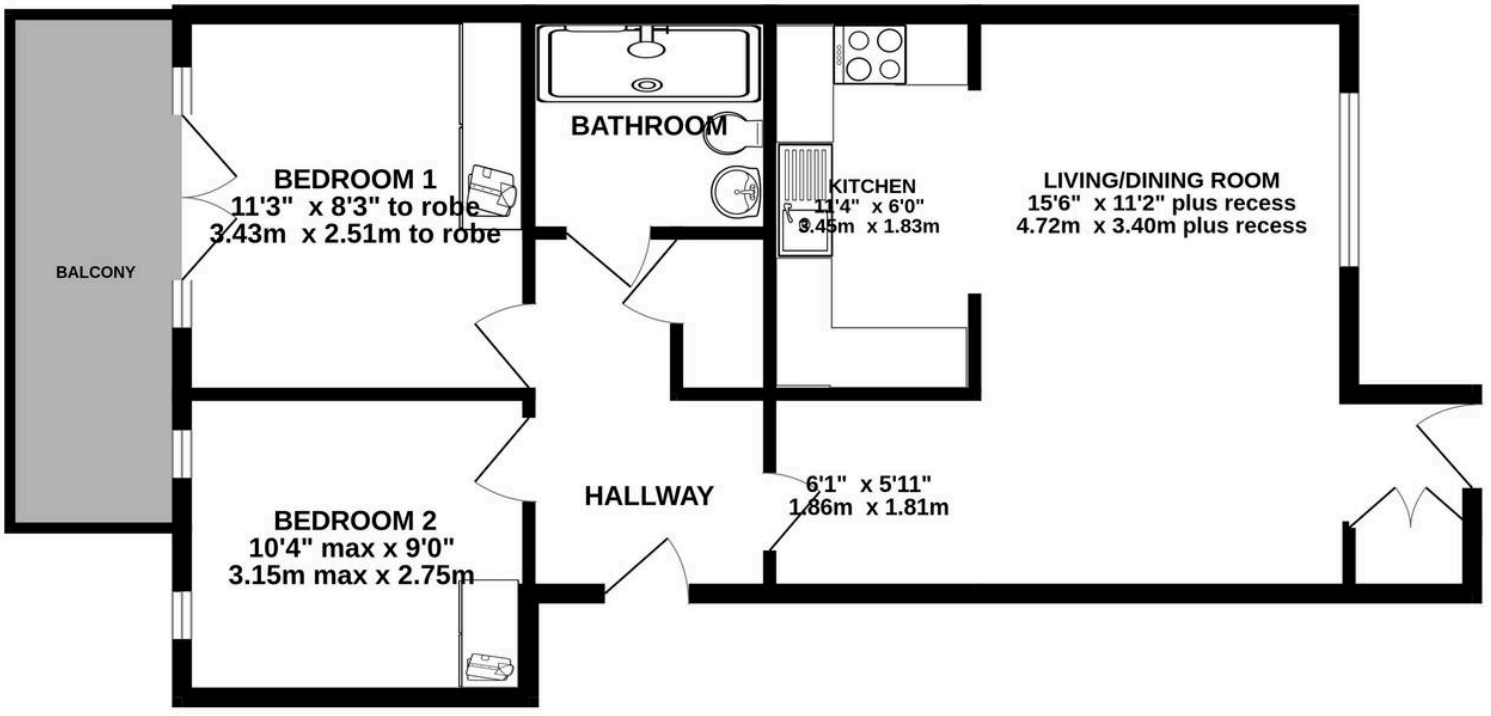
Aspen Court Freer Crescent, High Wycombe

This well presented two bedroom ground floor apartment is situated on the desirable east side of High Wycombe and offers a blend of comfort and convenience. The property benefits from its own private entrance, providing a sense of privacy and independence. Upon completion, an extended lease will be granted, offering peace of mind for both first time buyers and investors. The spacious accommodation comprises a welcoming hallway, a bright and airy living room with access to a balcony that overlooks the communal gardens, a modern fitted kitchen, two generously sized bedrooms, and a contemporary bathroom. Further features include double glazing, electric heating, and ample storage throughout. The apartment also comes with allocated undercover parking (ideal for secure vehicle storage and protection from the elements). Located within easy reach of local amenities, reputable schools, and excellent transport links including High Wycombe train station and the M40 motorway, this property is perfect for commuters and those seeking convenient access to town and beyond. Viewing is highly recommended to fully appreciate the quality and appeal of this attractive apartment. This is an excellent opportunity to acquire a stylish, low maintenance home in a sought after location.









Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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The Wye Partnership High Wycombe

Wye House, 15 Crendon Street, High Wycombe - HP13 6LE

01494 451300 • wycombe@wyeres.co.uk • www.wyeres.co.uk/

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