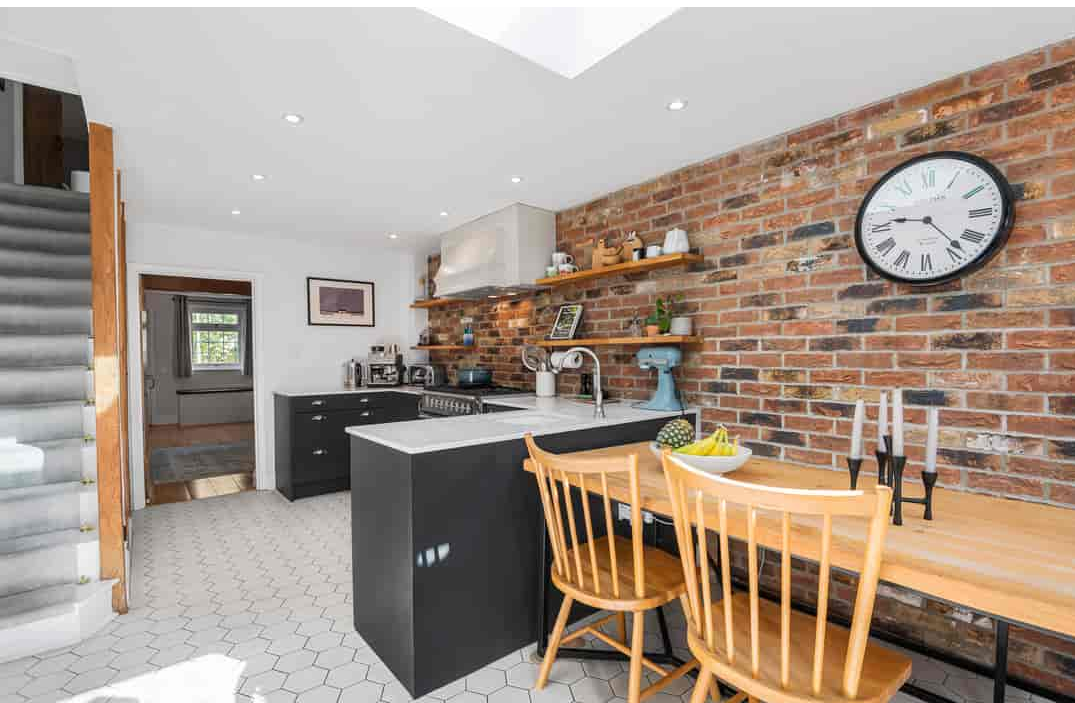






6 Wycombe Road, Marlow, Buckinghamshire SL7 3HU
Guide Price £525,000 - Freehold



PROPERTY SUMMARY

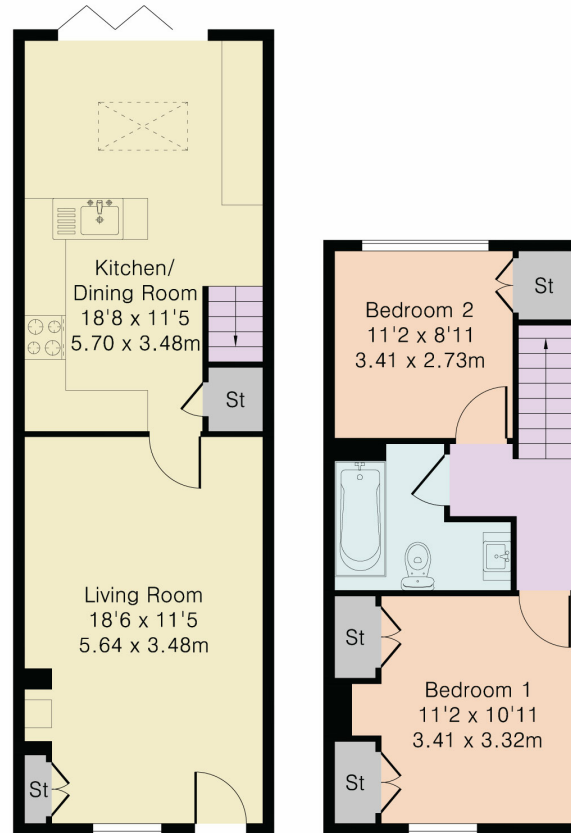
Barrett Move presents a charming two bedroom character cottage with garden a five minute level walk to Marlow High Street.

POINTS OF INTEREST

- Victorian Character Cottage with Original and Modern Features
- Light and airy Kitchen/Diner with Bi-fold doors, Sky Lantern and Underfloor Heating
- Large lounge with wood burner
- Two double bedrooms
- Victorian Character Cottage with Modern Features
- Bathroom with roll top bath
- Good Sized Garden with decked entertaining space
- South West facing garden
- A few minutes walk from Marlow High Street
- Close to Marlow train station



Approximate Gross Internal Area 741 sq ft – 69 sq m
 Ground Floor Area 428 sq ft – 40 sq m
 First Floor Area 313 sq ft – 29 sq m



Ground Floor

First Floor



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A		
(81-91)	B		85
(69-80)	C		
(55-68)	D	63	
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales			
EU Directive 2002/91/EC			