



Poppy Road, Princes Risborough, Buckinghamshire, HP27 9DA

TO LET £2,250 pcm

Unfurnished

A very well presented four bedroom, two bathroom detached house, within 0.5 miles of the town centre and mainline train station. UNFURNISHED. EPC rating D. CONTACT B&B LETTINGS. 01844 354554.

- DETACHED HOUSE
- OFF ROAD PARKING
- MODERN KITCHEN/DINER
- UNDER FLOOR HEATING
- TWO BATHROOMS
- DOWNSTAIRS WC
- WOOD BURNER
- LARGE GARDEN WITH DECKED AREA

Office Numbers:

Chilterns | 01844 354554
Marlow | 01628 333800
Princes Risborough | 01844 343334
Stokenchurch | 01494 485560
High Wycombe | 01494 936547
W : www.bb-estateagents.co.uk
E : lettings@bb-estateagents.co.uk

Head Office Address

Chilterns Office
Robert House | 19 Station Road
Chinnor | Oxfordshire | OX39 4PU

Description

A very well presented four bedroom, two bathroom detached house within 0.5 miles of the town centre and mainline train station.

Accommodation comprises:

GROUND FLOOR

WC

Entrance hall

Living room with wood burner

Open plan kitchen/diner/Living room with wood burner

Utility cupboard

FIRST FLOOR

Landing

Main bedroom with en suite

Two double bedrooms

Good size single bedroom

Family bathroom

The property also benefits from a large garden with decked area, shed and driveway parking for two cars.

The attractive market town of Princes Risborough offers a post office, a leisure centre and a good range of local shops including a Tesco, Marks & Spencer Simply Food and Costa Coffee. Further, more comprehensive leisure and shopping facilities can be found in High Wycombe, Aylesbury and Oxford all within easy reach. Excellent schooling is provided locally with a good choice of private and state schools close by including grammar schools in High Wycombe and Aylesbury.

There is access to the M40 motorway for London and the Midlands just 6 miles away (J6) and Princes Risborough station offers an excellent main line rail service to London (Marylebone - 35 minutes) and the Midlands.

Outgoings:

Utility accounts, including council tax and telephone, are the responsibility of the tenants, who must provide their own contents insurance.

Council Tax:

Band E

Terms

12-month tenancy agreement

Unfurnished

No smokers please

White goods included

Restrictions:

No pets preferred

(If pet permitted the landlord reserves the right to increase the rent)

Holding Deposit:

Equivalent to one weeks rent.

Security Deposit required:

5 weeks rent payable before moving in.

Directions

Viewings strictly via the agents:

Bonnors and Babingtons Chinnor

01844 354554

