



Violet Barn, High Street, Princes Risborough, Buckinghamshire, HP27 0AE

TO LET £1,750 pcm

Unfurnished

A modern, two bedroom, semi-detached barn conversion in the heart of Princes Risborough. Finished to a high specification throughout. UNFURNISHED. EPC Rating B. AVAILABLE 22ND AUGUST 2024. CONTACT B&B LETTINGS 01844 354554.

- SEMI-DETACHED BARN CONVERSION
- FINISHED TO HIGHEST SPECIFICATION
- TWO DOUBLE BEDROOMS
- DOWNSTAIRS SHOWER ROOM
- UNDERFLOOR HEATING DOWNSTAIRS
- TWO OFF STREET ALLOCATED PARKING SPACES
- CENTRAL LOCATION
- AIR SOURCE HEATING

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 modern, two bedroom semi detached barn conversion in the heart of Princes Risborough. Finished to a high specification throughout.

Accommodation comprises;

GROUND FLOOR

Open plan living/dining/kitchen (with Quartz stone work tops)
Downstairs shower room

FIRST FLOOR

Two double bedrooms (one with built in wardrobes)
Family bathroom

The property utilises air source heating and further benefits from underfloor heating on the ground floor, a private courtyard garden and off street 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 C

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:
Bonners and Babingtons Chinnor
01844 354554

