

Freer Crescent, High Wycombe, Buckinghamshire

TO LET £1,350 PCM **Unfurnished**

A modern two bedroom first floor apartment with south facing balcony, situated 2.0 miles from the town centre, 1.5 miles of junction 3, M40, and walking distance to local amenities. UNFURNISHED. EPC Rating C. CONTACT B&B LETTINGS 01628 333800

- FIRST FLOOR
- ALLOCATED PARKING
- BALCONY
- 1.5 MILES FROM JUNCTION 3 M40
- 2.0 MILES OF TOWN CENTRE
- WALKING DISTANCE TO LOCAL AMENITIES
- SECURITY ENTRY SYSTEM

Office Numbers:
Chilterns | 01844 354554
Marlow | 01628 333800
Princes Risborough | 01844 343334
Stokenchurch | 01494 485560
High Wycombe | 01494 485560
Aylesbury | 01296 337771
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 first floor apartment with south facing balcony and situated within 2.0 miles of the town centre, 1.5 miles of junction 3, M40, and walking distance to local amenities.

The accommodation comprises:

Entrance hall
Fitted kitchen with integrated appliances
Living room
Main bedroom with doors to a south facing balcony
Second bedroom
Bathroom with shower over bath

The property further benefits from allocated covered parking, communal gardens and underfloor heating.

High Wycombe town centre provides an extensive range of shopping facilities, leisure facilities and restaurants as well as a sports centre and multi-screen cinema complex. Surrounding the town is a selection of golf courses and other recreational amenities.
For the commuter there is a frequent rail service from High Wycombe to London Marylebone and the area also benefits from being close to the M40, providing links to the national motorway network including the M25 and easy access to Heathrow Airport.

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:
Minimum 12-month tenancy preferred
Unfurnished
No smokers please
White goods included

Restrictions:
No pets

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
01628 333800






