



# Deeds Grove

High Wycombe  
HP12 3NU  
Monthly Rental Of £1,750

- Available Unfurnished Early December
- 3 Bedroom Semi Detached House
- 23'6 Lounge/Dining Room, Modern Fitted Kitchen, Cloakroom
- Driveway Parking and Rear Garden
- Gas Radiators Central Heating
- EPC Rating: E, Council Tax Band: D



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## PROPERTY FACTS

A semi-detached house, available early December.... Gas radiator central heating and sealed unit double glazing.... Entrance hall off which is the cloakroom.... Bay windowed lounge/dining room 23'6 x 10'10 overall with doors to patio and down to garden...Refitted kitchen 11' x 10'.... Light first floor landing.... Master bedroom 11'9 x 11'1 with a range of built in wardrobes....Bedroom two 11'9 x 10 .... Bedroom three 9 x 7'6 .... Bathroom with a white three piece suite.... Enclosed rear garden....driveway parking to the front of the house for two cars....

Available early December on an unfurnished basis, this semi-detached house offers spacious family accommodation. Entrance hall, 23'6 lounge/dining room, refitted 11' kitchen, cloakroom, 3 well proportioned bedrooms, newly equipped bathroom with white suite. Driveway parking for two cars and enclosed rear garden.

## LOCATION FACTS

In a prime position on this popular development approximately one mile South of High Wycombe town centre which provides 25 minute London Marylebone trains and frequent Heathrow buses.... Local shops, schools etc are within walking distance and buses pass the door to town.... Junction 4 of the M40 is a five minute drive.

## DIRECTIONS

In an approach Crendon Street leave via Easton Street and bear right by The Law Courts in to Abbey Way; pass over the first mini roundabout and at the next roundabout take the second exit. At the following roundabout take the first exit in to Queen Alexandra Road. At the T junction, turn right in to Desborough Avenue and then turn third right in to Deeds Grove. Number 72 will be found on the right hand side.

