



TO LET

Laurance Court, Marlow
£1,375 pcm + security deposit

Extremely spacious one bedroom apartment -
furnished - walk to Marlow town centre

- Spacious apartment
- New kitchen fitted Aug 24
- Walk to the town
- Single garage with parking
- Study area
- Gas Central Heating
- Double glazed
- Fully furnished
- One large double bedroom
- Bathroom with bath & shower over



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security deposit**

Laurance Court,
Dean Street,
Marlow
SL7 3BW

>> Key Features

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- Walk to the town
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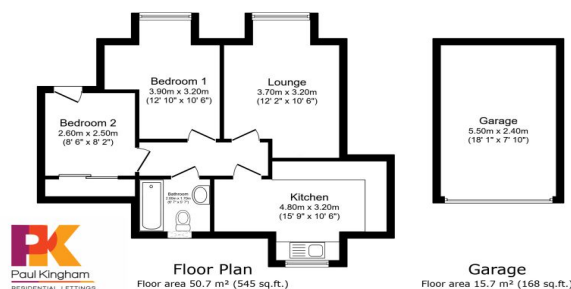
This extremely spacious top floor apartment just a short walk to Marlow town centre comes to the market on an fully furnished basis and is available 19th November 2025. Situated in an established and quiet development, the accommodation comprises large entrance hall/study area with built in cupboards and entry phone system, large living room with good natural light, newly fitted kitchen with built in appliances, large double bedroom, bathroom with bath and shower over. Double glazing. Gas central heating. Single garage with parking inside. Energy efficiency rating grade D. Council tax band D (Buckinghamshire County Council). Managed by the agent, a Propertymark member with full client money protection. Strictly non-smoking accommodation. Sorry no pets allowed. Would suit single professional or a couple - two persons maximum.

IMPORTANT - The holding deposit is equivalent to one week of the final agreed rent. The security deposit is equivalent to five weeks of the final agreed rent. Tenants pay all utility bills and council tax. Tenants arrange their own broadband and must make the necessary enquiries as to the speed and quality of broadband and the strength of the mobile phone signal where this property is situated. A broadband and mobile signal coverage checker can be found on the website of Ofcom.

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Our client money protection insurance is provided by Propertymark. We are members of the Property Redress Scheme.





TOTAL: 66.3 m² (714 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. All measurements, floor areas (including any total floor area), squareage and orientations are approximate. It should not be used as a basis for any contract or agreement. No liability is taken for any error, omission or misstatement. It is given only as a guide to the property. It is not intended to be used for any other purpose.

Directions



Certificate Number : 0190-2780-6158-2772-9265

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		75
55-68	D	67	
39-54	E		
21-38	F		
1-20	G		

<https://find-energy-certificate.digital.communities.gov.uk/energy-certificate/0190-2780-6158-2772-9265>

Our Fees

Holding Deposit (per tenancy)

One week's rent. This is to reserve a property. Please Note: This will be withheld if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing).

THE PROPERTY MISDESCRIPTIONS ACT 1991: Any areas, measurements or distances are approximate. Land measurements are provided by the vendor and buyers are advised to obtain verification from their solicitor. The text, photographs and plans are for guidance only and are not necessarily comprehensive. Items shown in the property photographs are not included unless specifically mentioned within the sales particulars although they may be available by separate negotiation. Paul Kingham Lettings cannot verify that the fixtures and fittings, equipment or services are in working order or fit for the purpose and buyers are advised to obtain verification from their solicitor. The tenure of a property is based upon information supplied by the seller and buyers are advised to obtain verification from their solicitor.