



# FORD & PARTNERS

ESTATE AGENTS



## 44 Longland Way, High Wycombe, HP12 3UQ

Ford & Partners are proud to bring to market a collection of 24 newly renovated one-bedroom maisonettes. The accommodation consists of one double bedroom, a bright and airy reception room with scenic views, a stylish kitchen with appliances, modern family bathroom and private garden space.

Show Home Available to View Now - call now to avoid early disappointment.

NB: The photos are of the Show Apartment. The apartments are expected to be complete in July 2025, however, due to the nature of the works, any specific move date cannot be confirmed until a tenancy agreement is signed.

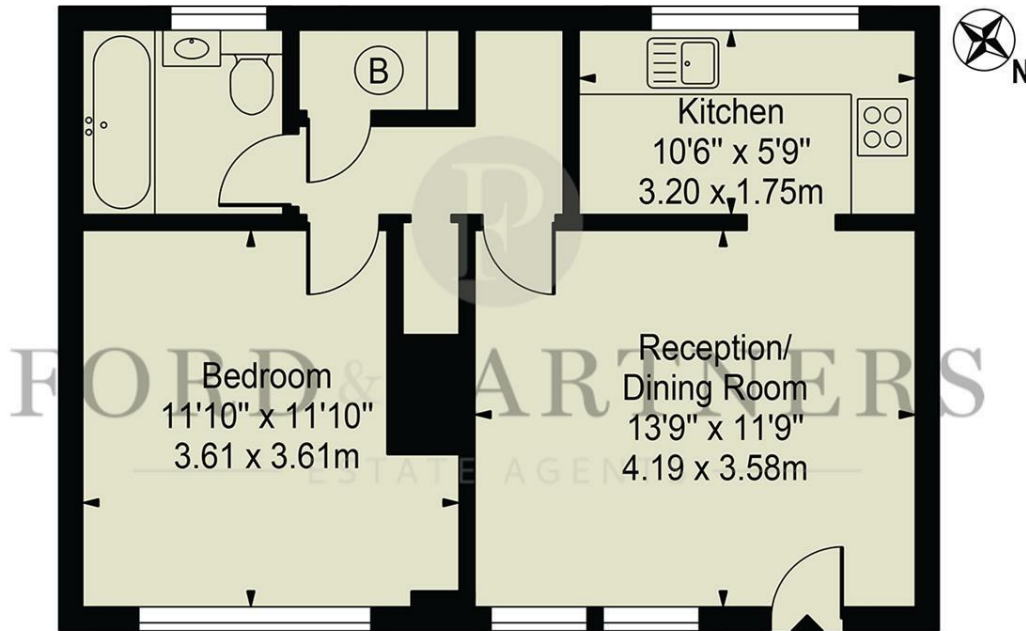
(44 Longland Way, High Wycombe)

- **Newly Renovated Apartment with Private Garden Space**
- **Ground Floor Apartment**
- **Stylish Family Bathrooms**
- **Modern & Sleek Kitchen Designs**
- **Quiet Location with Views**
- **Brand New UPVC Windows with fitted blinds**
- **Show Home Available to View**
- **Residents Parking**

**£1,200 Per month**

# Longland Way

Approx. Gross Internal Area 468 Sq Ft - 43.48 Sq M



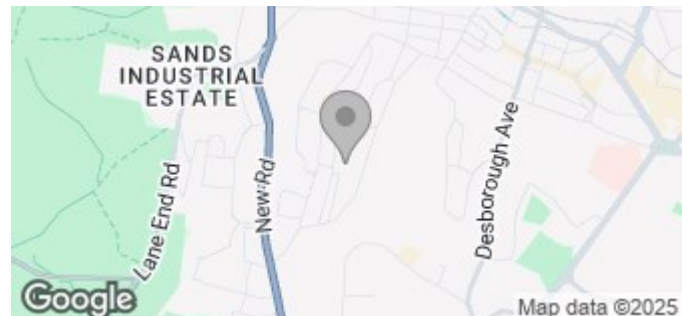
## Ground Floor

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let. Copyright Morriarti Photography & Design LTD

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



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