



TO LET

Donnybrook House, High Wycombe
£1,250 pcm + security deposit

Very spacious two bedroom apartment, five minutes from the train station.

- Very spacious flat
- 2 double bedrooms
- Very large reception room
- Bathroom with bath and shower over
- Garage
- Council Tax Band C
- Unfurnished
- Very near train station
- Separate WC
- One parking space



**£1,250 pcm +
security deposit**

Donnybrook House,
Totteridge Road,
High Wycombe
HP13 6DS

WALK TO STATION.

This incredibly spacious two bedroom apartment situated within a few minutes walk of the train station and town centre offers versatile living space for a couple or professional sharers. This ground floor flat comprises entrance hall, very large living room, fully fitted and well equipped kitchen, 2 double bedrooms both with built in wardrobes, family bathroom with bath and shower over, separate WC/Utility room, gas central heating, double glazing, off road parking for one car, single garage, well kept communal grounds. Council tax band C (Buckinghamshire County Council), energy efficiency rating grade to follow. Available early November 2026 on an unfurnished basis. THIS PROPERTY IS MANAGED BY THE AGENT (Elite Propertymark members).

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

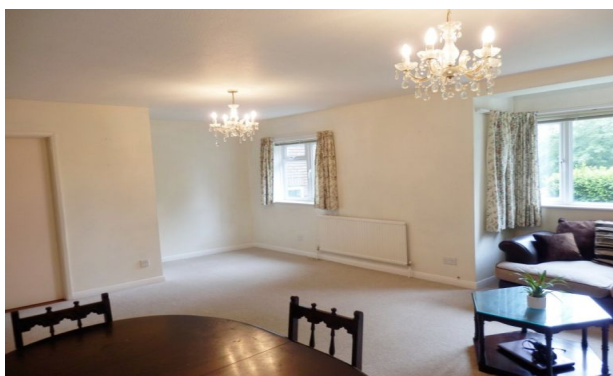
>> Key Features

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- Bathroom with bath and shower over
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coverage checker can be found on the website of Ofcom.

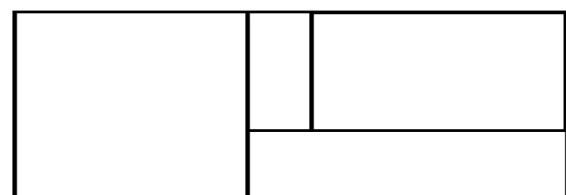
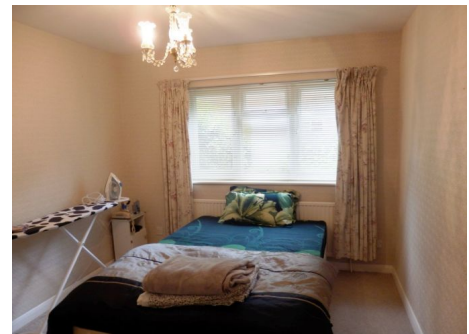
Our client money protection insurance is provided by Propertymark. We are members of the Property Redress Scheme.





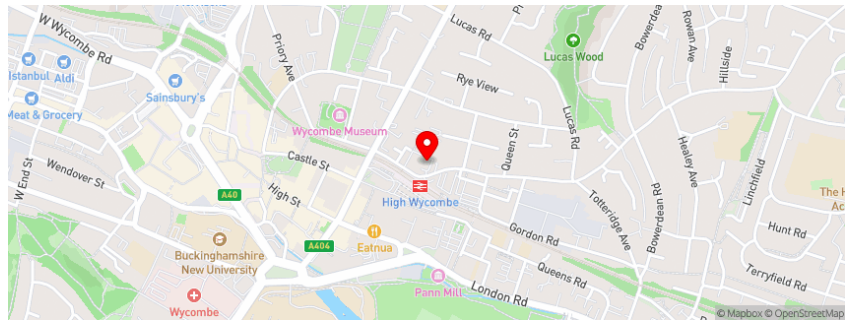
Front

Living Room : 18.14' x 14.67' (5.53m x 4.47m)



**Waiting for
Floorplan**

Directions



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.