Paul Kingham Lettings
Red Lion House, 600 London Road
High Wycombe, HP11 1EX
Tel : 01494 47 28 46 Fax :



TO LET

Dolphin Court, High Wycombe
£1,195 pcm + security deposit

Newly Refurbished One-Bedroom Ground Floor Apartment with Leisure Facilities

- Luxury ground floor flat
- Use of pool and small gym
- One parking space
- Sought after development
- Seating area to rear
- Beautiful grounds with fish pond
- Newly refurbished Nov 2026
- Opposite parkland
- Spacious living room
- Double bedroom with mirrored robes

Paul Kingham Lettings
Red Lion House, 600 London Road
High Wycombe, HP11 1EX
Tel : 01494 47 28 46 Fax :



£1,195 pcm + security deposit

Dolphin Court, Kingsmead Road, High Wycombe HP11 1XF

Newly Refurbished One-Bedroom Ground Floor Apartment with Leisure Facilities

Available immediately and for a long-term let, this newly refurbished one-bedroom ground floor apartment is situated within the sought-after luxury development of Dolphin Court, ideally positioned directly opposite parkland and within easy reach of High Wycombe town centre and the mainline train station.

Completed in November 2026, the refurbishment brings a fresh, contemporary finish throughout. The accommodation comprises a generously proportioned living room with an area for a table and chairs alongside a brand-new modern kitchen with appliances.

The double bedroom includes built-in mirrored wardrobes and has French doors that open onto a small, mainly private rear outdoor seating area.

The flat is served by a sleek, fully tiled modern bathroom fitted with a bath and a pump-assisted shower over.

>> Key Features

- Luxury ground floor flat
- Use of pool and small gym
- One parking space
- Sought after development
- Beautiful grounds with fish pond
- Newly refurbished Nov 2026
- Opposite parkland
- Spacious living room
- Seating area to rear
- Double bedroom with mirrored ro

Paul Kingham Lettings
Red Lion House, 600 London Road
High Wycombe, HP11 1EX
Tel : 01494 47 28 46 Fax :

£1,195 pcm + security deposit

Residents enjoy exclusive complimentary access to the development's on-site swimming pool and small gym.

Additional benefits include double glazing, electric heating, one allocated parking space, and access to some visitor parking.

Key Features:

" Ground floor apartment in a luxury development
" Newly refurbished throughout (November 2026)
" Brand-new modern kitchen with appliances
" Good-sized L-shaped living room with a dedicated area for a table and chairs
" Double bedroom with built-in mirrored wardrobes & French doors to a small rear seating area
" Fully tiled modern bathroom with bath and pump-assisted shower over
" Inclusive use of residents' swimming pool and small gym
" Opposite parkland, easy access to High Wycombe town centre and train station
" One allocated parking space plus visitor parking
" Double glazing and electric heating
" Available on a long-term basis. Unfurnished.

Additional Information:

" Council Tax: Band D (Buckinghamshire Council)
" EPC Rating: Grade D
" Unfurnished and available immediately
" Postcode: HP11 1XF

Managed by an elite Propertymark member agent, experienced, fully qualified and with full client money protection.

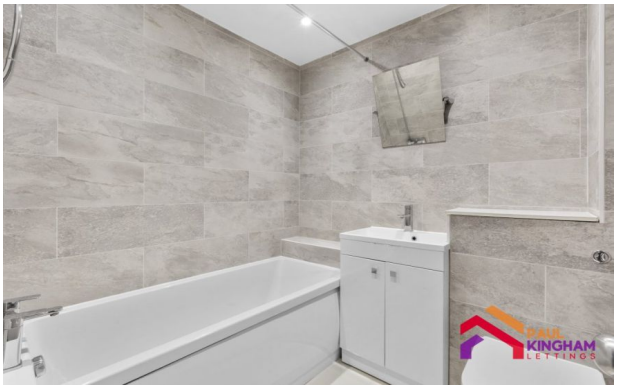
IMPORTANT - The holding deposit is equivalent to one week of the final agreed rent. The security deposit is equivalent to five weeks of the final agreed rent. Tenants pay all utility bills and council tax. Tenants arrange their own broadband and must make the necessary enquiries as to the speed and quality 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.

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

Paul Kingham Lettings
Red Lion House, 600 London Road
High Wycombe, HP11 1EX
Tel : 01494 47 28 46 Fax :





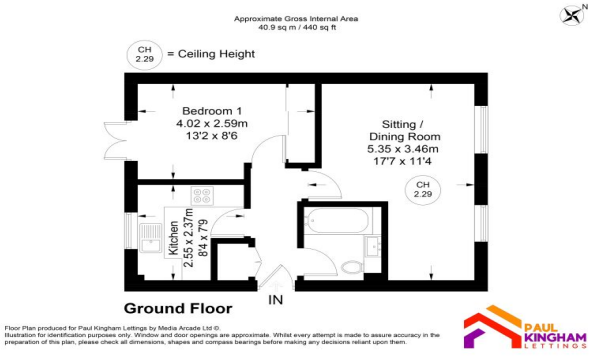


Paul Kingham Lettings
Red Lion House, 600 London Road
High Wycombe, HP11 1EX
Tel : 01494 47 28 46 Fax :



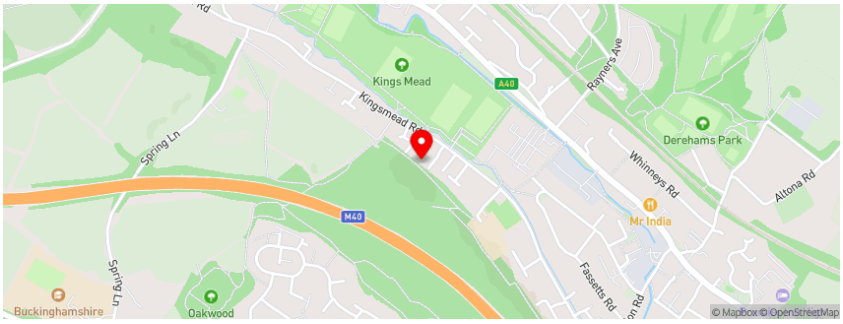


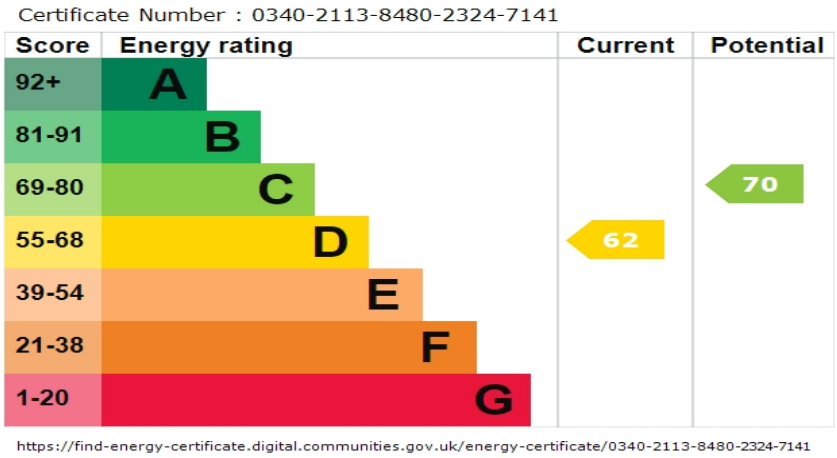




Paul Kingham Lettings
Red Lion House, 600 London Road
High Wycombe, HP11 1EX
Tel : 01494 47 28 46 Fax :

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 t 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.