



**FORD & PARTNERS**

ESTATE AGENTS



**22 Lower Furney Close, High Wycombe, Buckinghamshire, HP13 6XQ**

Ford & Partners are pleased to present this two bedroom ground floor apartment to let. The property is in good order with a recently refitted bathroom and is well presented throughout.

- **Double Glazing**
- **Two Bedrooms**
- **Refitted Bathroom**
- **Modern Fixtures**
- **Ground Floor Apartment**
- **Allocated Parking**

**£1,250 Per month**



Ground floor



Approx. gross internal floor area 563 SQFT / 52.3 SQM

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>		72	79
	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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