



FORD & PARTNERS

ESTATE AGENTS



59 Suffield Road, High Wycombe, Buckinghamshire, HP11 2JN

STUDENT ACCOMMODATION - AUGUST 2026

A four bedroom semi-detached home. The accommodation comprises: entrance hall, open plan lounge/dining room/ modern fitted kitchen, four double bedrooms, contemporary bathroom. The property further benefits from UPVC double glazing, gas central heating, private rear garden and ample driveway parking.

AVAILABLE 14TH AUGUST 2026

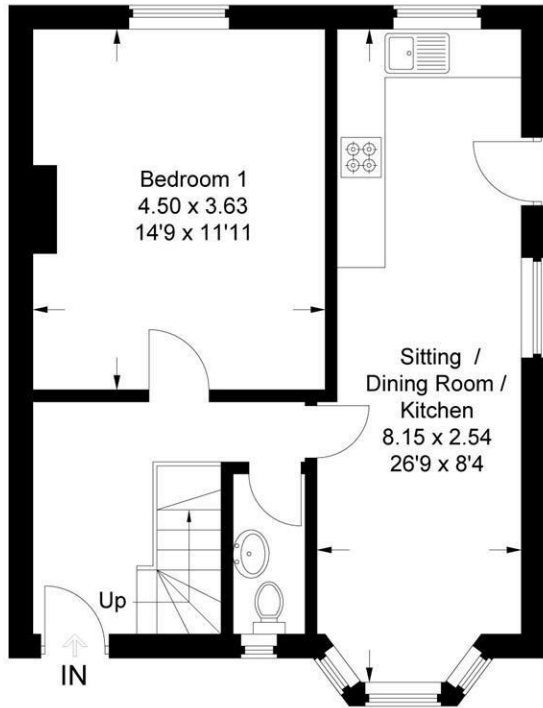
*THE RENT IS PER PERSON PER ROOM *THE HOUSE IS TO BE LET AS ONE COMPLETE UNIT *

The Rent is Inclusive of Gas, Electricity & Water (Subject to Fair Use)

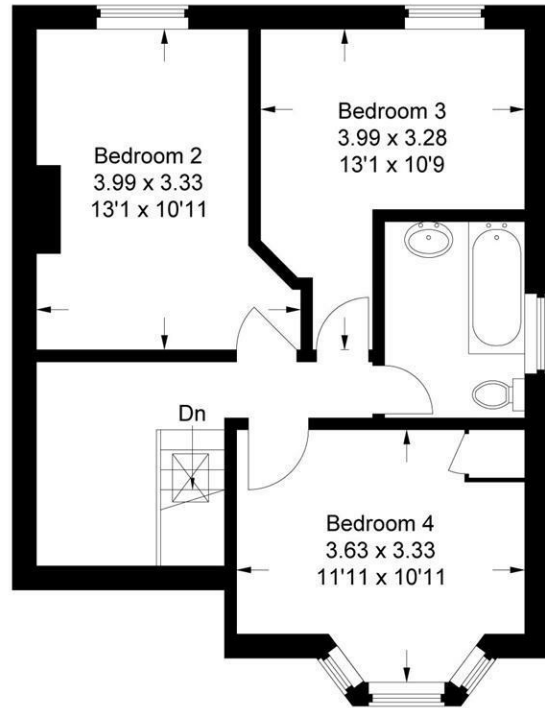
£195 Per week

- 4 Bedrooms
- 1 Bathroom
- Downstairs Cloakroom
- Open Plan Kitchen/Dining/Living Room
- Walk to Train Station
- Walk to Town Centre
- Semi-Detached
- Includes Utilities
- UPVC Double Glazing
- Gas Central Heating

Approximate Gross Internal Area
 Ground Floor = 47.2 sq m / 508 sq ft
 First Floor = 44.8 sq m / 482 sq ft
 Total = 92.0 sq m / 990 sq ft




Ground Floor



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		86
(81-91) B		
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		
		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		87
(81-91) B		
(69-80) C		
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC

