



FORD & PARTNERS

ESTATE AGENTS



1 St. Bernards Court Harlow Road, High Wycombe, HP11 1BL

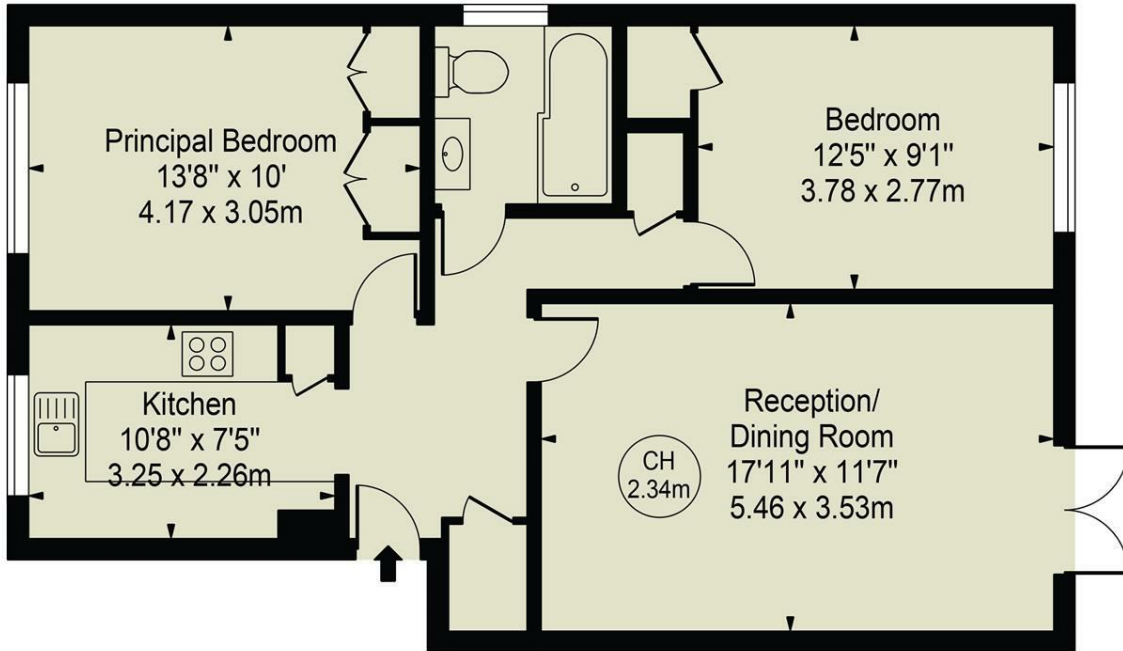
A two double bedroom ground floor apartment, just a stone's throw from the Rye Park.

- **Well-Regarded Development**
- **Direct Access onto Patio Area on Harlow Road**
- **Two Double Bedrooms with Fitted Wardrobes**
- **Rarely Available Ground Floor Apartment**
- **Gas Central Heating with Radiators**
- **Newly Renovated Family Bathroom**
- **Close to Railway Station**

£1,400 Per month

St. Bernards Court

Approx. Gross Internal Area 717 Sq Ft - 66.61 Sq M



Raised 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.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC	76	78

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



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