



JAMES  
ANDERSON



## TO LET

Upper Richmond Road West, East Sheen, SW14

**£3,300 Per Month**

Per Month

Unique and beautifully presented penthouse apartment in central East Sheen. This top floor property offers over 1200 sq ft of living space, with an exceptional open plan kitchen with central island, quartz worktops, drop down TV, and full range of fully integrated appliances including a wine fridge. The large principal bedroom has plenty of fitted wardrobes and a three piece en-suite. The second double bedroom also has built-in wardrobes while the third bedroom is of a good size. Further benefits include plantation shutters, wooden floors, bike storage and a utility room. The apartment has been very tastefully decorated throughout and has been finished to an extremely high standard. Mortlake Station and Richmond Park are within walking distance, while there are many pubs, cafes and shops also within easy reach.



Three Bedrooms



Two Bathrooms



Unfurnished



Modern Kitchen



EPC C | Council Tax E | Minimum Term 12 Months



Mortlake Station



Excellent Local Schools



Close to Richmond Park



Penthouse

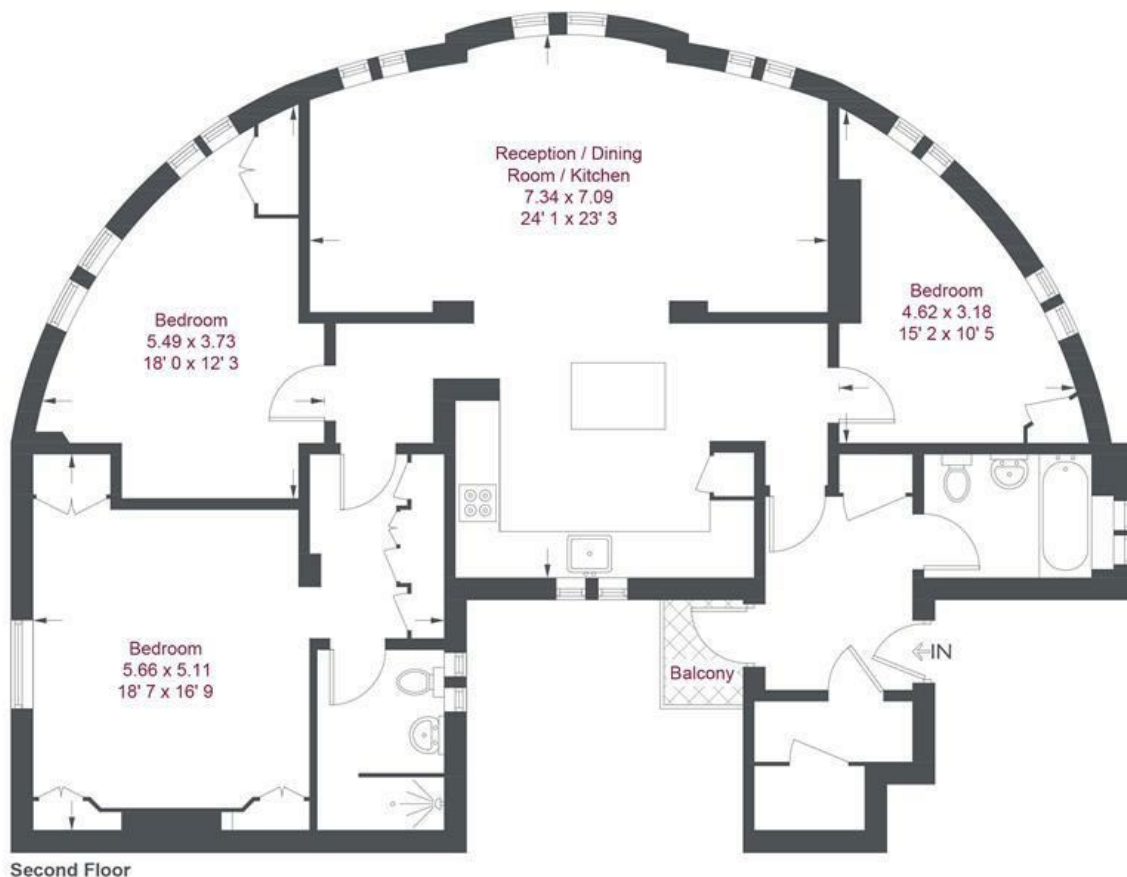


Holding Deposit £761.53 | Deposit £3807.69



OPEN 7 DAYS A WEEK • Weekdays until 9pm • Weekends until 5pm

0208 876 6611



Second Floor

## Monument House

Approximate Gross Internal Area = 1239 sq ft / 115.1 sq m

This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

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>	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>		
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