



**JAMES
ANDERSON**



TO LET

Addington Court, Mortlake, SW14

£1,500 Per Month

Per Month

This apartment benefits from a large double bedroom, fully fitted kitchen, a bright living room with wooden floors, and a modern bathroom with walk-in shower. Further benefits include communal gardens, access to loft storage space and an off street parking space. This property is available on an unfurnished basis. There are double glazed windows and gas central heating. Mortlake station is moments away while the amenities of White Hart Lane are a short walk.

Deposit Required £1,730.76

Minimum Term: 12 months

Holding Deposit: £346.15



One Double Bedroom



Modern Shower Room



Spacious Living Room



Modern Kitchen/Breakfast Room



EPC Rating C



Mortlake Station



Thomson House School



Allocated Parking Space



Double Glazed Windows



Council Tax Band C (£1797)



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

0208 878 8688



First Floor

Addington Court

Approximate Gross Internal Area = 506 sq ft / 47 sq m

Not to scale, for guidance only and must not be relied upon as a statement of fact
 All measurements and areas are approximate only and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice

| Energy Efficiency Rating | | Current | Potential |
|---|-------------------------|-----------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | 70 | 76 |
| (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 | | |

| Environmental Impact (CO ₂) Rating | | Current | Potential |
|---|-------------------------|-----------|-----------|
| Very environmentally friendly - lower CO ₂ emissions | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | 71 | 79 |
| (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 | | |

