



**JAMES  
ANDERSON**



# TO LET

# £2,200 Per Month

Upper Richmond Road West, East Sheen, SW14

Per Month

A spacious two bedroom period apartment offering 859 sqft of accommodation in central East Sheen. This large flat is situated on the top floor (second floor) and comprises; two good sized bedrooms, a family bathroom with a separate shower, a spacious reception room, a bright south facing eat in kitchen/dining room and a wide landing with ample storage. The apartment is centrally situated for the extensive leisure and shopping amenities of East Sheen including Waitrose and several independent shops, restaurants, bars and coffee shops. Mortlake station is 0.3 miles away and provides direct links to London and the extensive recreational amenities of Richmond Park and Palewell Common are moments away.

-  Two Bedrooms
-  Mortlake Station
-  One Bathroom
-  East Sheen Primary School
-  Large Spacious Living Room
-  Close to Richmond Park
-  Eat In Kitchen
-  Central to Shops/Cafes
-  EPC Rating D | Council Tax Band C | Holding Deposit £438.46
-  Deposit £2192.30 | Minimum Term 12 Months



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

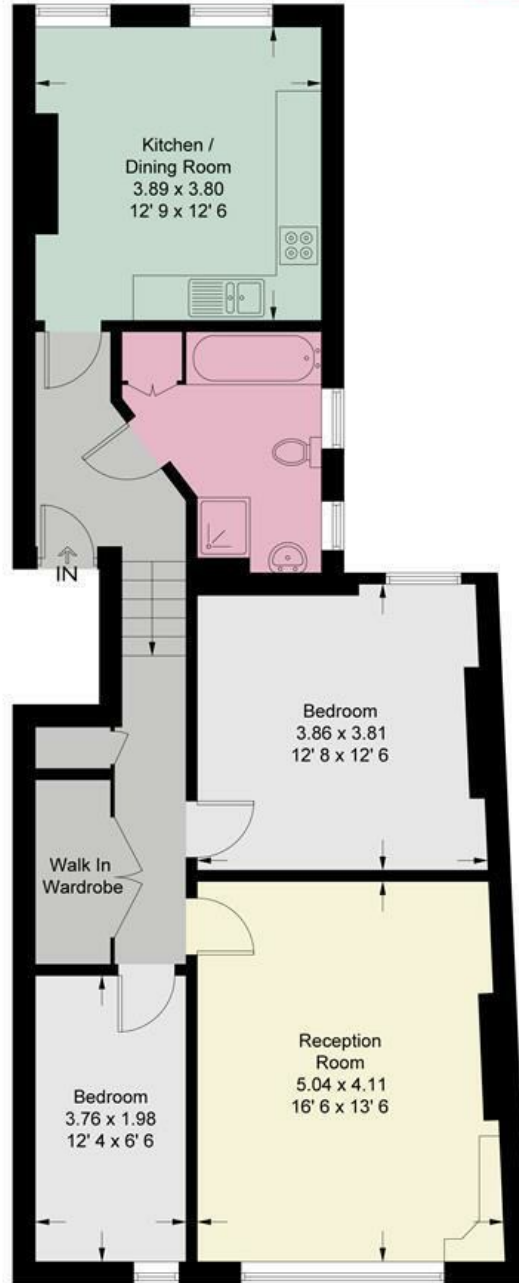
0208 876 6611

# Upper Richmond Road West

Approximate Gross Internal Area = 859 sq ft / 79.8 sq m



**JAMES  
ANDERSON**



**Second Floor**

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
<i>Very energy efficient - lower running costs</i>		
(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>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	<b>78</b>

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO<sub>2</sub> emissions</i>		
(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>		
<i>Not environmentally friendly - higher CO<sub>2</sub> emissions</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

