JAMES ANDERSON

TO LET

£3,500 Per Month

Leinster Avenue, Sheen, SW14

Per Month

A large and spacious split level apartment on Leinster Avenue. The first floor offers a bright reception room, fully fitted kitchen with balcony, bathroom with shower over bath and two large bedrooms. A spacious hallway leads to the second floor which offers a third double bedroom with built-in wardrobes, fourth single bedroom/study and a shower room. The property is walking distance to all of East Sheen's shops, cafes and restaurants; Waitrose being 0.2 miles and Mortlake Station 0.4 miles from the property.

- Four Bedrooms
- Two Bathrooms
- Unfurnished
- Kitchen with Balcony
- EPC C | Council Tax Band D
- Mortlake Station
- Excellent Local Schools
- Close to Richmond Park
- New Carpets Will be Fitted
- Deposit £4038.46 | Holding Deposit £807.69

Leinster Avenue

Approximate Gross Internal Area = 1243 sq ft / 115.5 sq m
(Excluding Reduced Headroom)
Reduced Headroom = 82 sq ft / 7.6 sq m
Total = 1325 sq ft / 123.1 sq m

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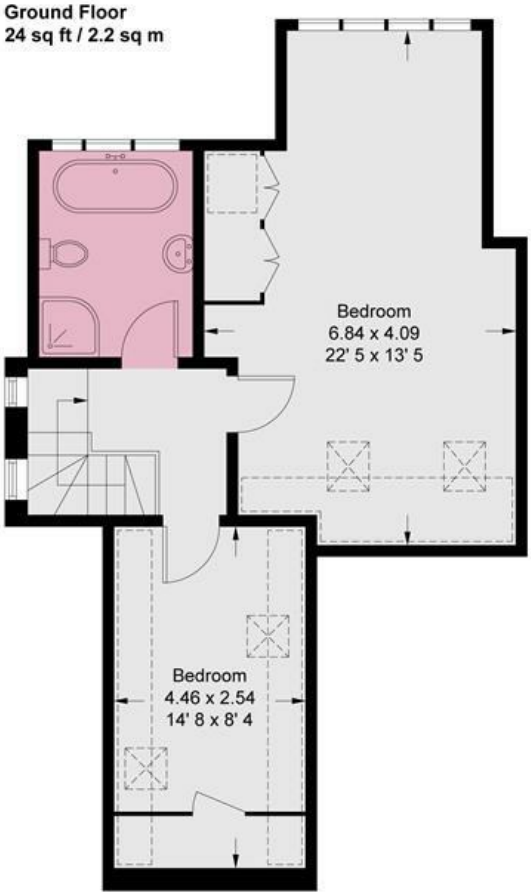
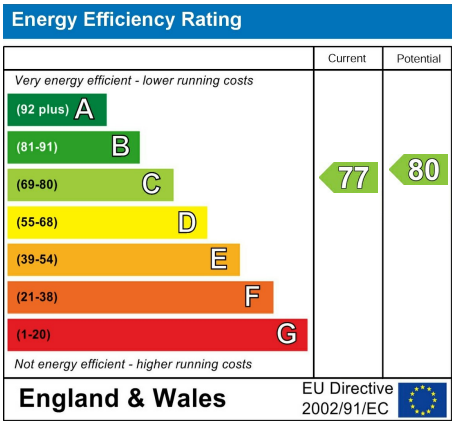
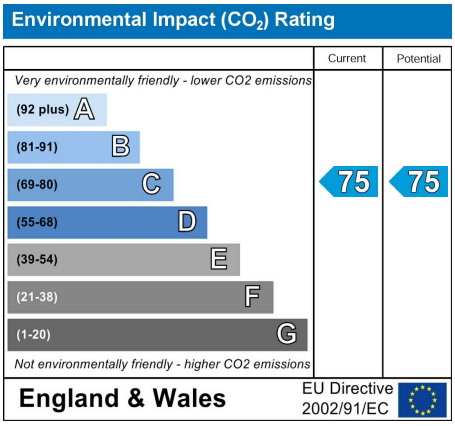
= Reduced headroom below 1.5m / 5'0

Ground Floor
24 sq ft / 2.2 sq m

First Floor
787 sq ft / 73.1 sq m
(Including Reduced Headroom)



Second Floor
514 sq ft / 47.8 sq m
(Including Reduced Headroom)

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