



JAMES  
ANDERSON



## TO LET

Avondale Road, Mortlake, SW14

**£1,850 Per Month**

Per Month

SHORT LET - Ground floor maisonette with a private garden located on a popular tree lined road close to Mortlake Station. The accommodation comprises a large and bright reception, a good sized double bedroom, bathroom with shower over bath and a very spacious open plan kitchen with dining area. Further benefits include an easy to maintain garden and permit parking. The property is offered furnished or unfurnished, has wooden floors throughout and lots of character. Avondale Road is located perfectly for access into the city via Mortlake Station, while the amenities of both Barnes and East Sheen are nearby.



One Large Bedroom



Fitted Bathroom



Spacious Living



Kitchen and Dining Area



EPC D / Council Tax D / Deposit £2,134.61



Barnes Bridge Station



Thomson House



White Hart Lane



Private Garden



Short Let / £426.92 Holding Deposit

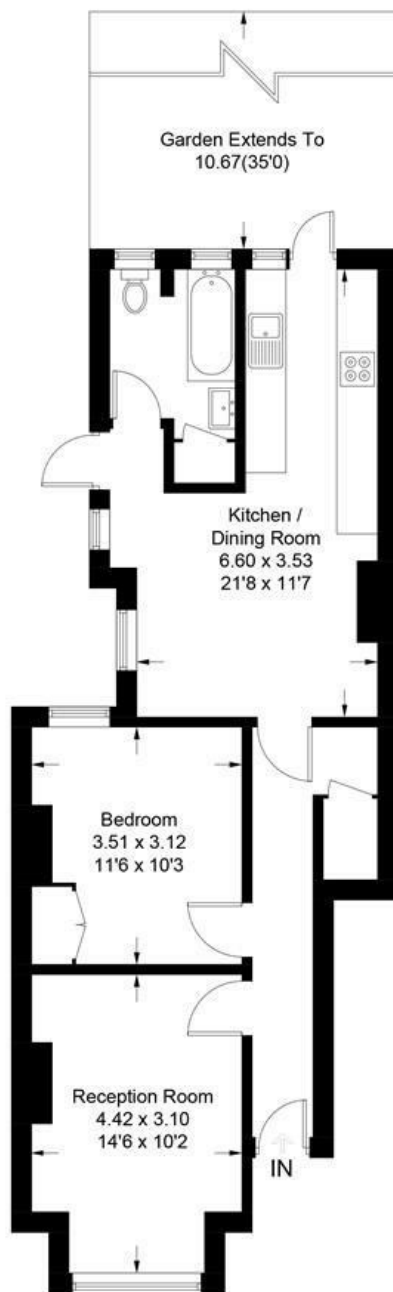


OPEN 7 DAYS A WEEK • Weekdays until 9pm • Weekends until 5pm

0208 878 8688


# Avondale Road, SW14

Approximate Gross Internal Area Total = 58.5 sq m / 630 sq ft



**Ground Floor**

Illustration for identification purposes only, measurements are approximate, not to scale. FloorplansUsketch.com © 2018 (ID405585)

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>57</b>	<b>75</b>
<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>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
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Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	