



**JAMES  
ANDERSON**



## TO LET

Hartington Road, London, W4

**£2,250 Per Month**

Per Month

A modern two-bedroom apartment is available to rent in the sought-after Art Deco gated development of Hartington Court, located on the banks of the River Thames and benefiting from off-street parking.

This spacious property features a well-proportioned reception room, two double bedrooms, a contemporary family bathroom, and a beautifully upgraded, fully integrated kitchen equipped with a large fridge freezer, washer dryer, dishwasher, and integrated microwave. The kitchen opens onto a communal walkway that leads down to the beautiful riverside communal gardens.

Ideally situated close to Chiswick Station, the property offers excellent transport links and easy access to local amenities.



Two Bedrooms



Modern Bathroom



Spacious Reception Room



Modern Kitchen



EPC D / Council Tax D / Deposit £2,596.15



Chiswick Station



Off Street Parking



River Thames



Furnished Apartment



£519.23 Holding Deposit / 12 Month Minimum Term



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

**0208 878 8688**

# Hartington Court

Approximate Gross Internal Area = 634 sq ft / 58.9 sq m



**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
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			78
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		59	
(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>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

