



**JAMES
ANDERSON**



TO LET

Thornton Road, East Sheen, SW14

£2,500 Per Month

Per Month

A beautifully presented split level conversion flat which offers light and spacious accommodation over two floors. The first floor provides a large living room with dining area and large sash windows, a double bedroom with built in wardrobes, a newly fitted shower room, modern kitchen with integrated appliances and double doors leading onto a west facing balcony. The top floor offers a superb principal suite with an ensuite shower room and built in wardrobes. There is also additional storage space in the eaves. Thornton Road is ideally located for outstanding local schools and for the area's extensive leisure and shopping amenities including Waitrose and various independent boutique shops, restaurants, gastro pubs and coffee shops. Mortlake station is within easy walking distance.

-  Two Double Bedrooms
-  Two Bathrooms
-  Furnished
-  Stunning Kitchen
-  Council Tax D | EPC C | Minimum Term 3 Months
-  Close to Mortlake Station
-  Excellent Local Schools
-  Close to Shopping and Supermarkets
-  West Facing Balcony
-  Deposit £2884.61 | Holding Deposit £576.92

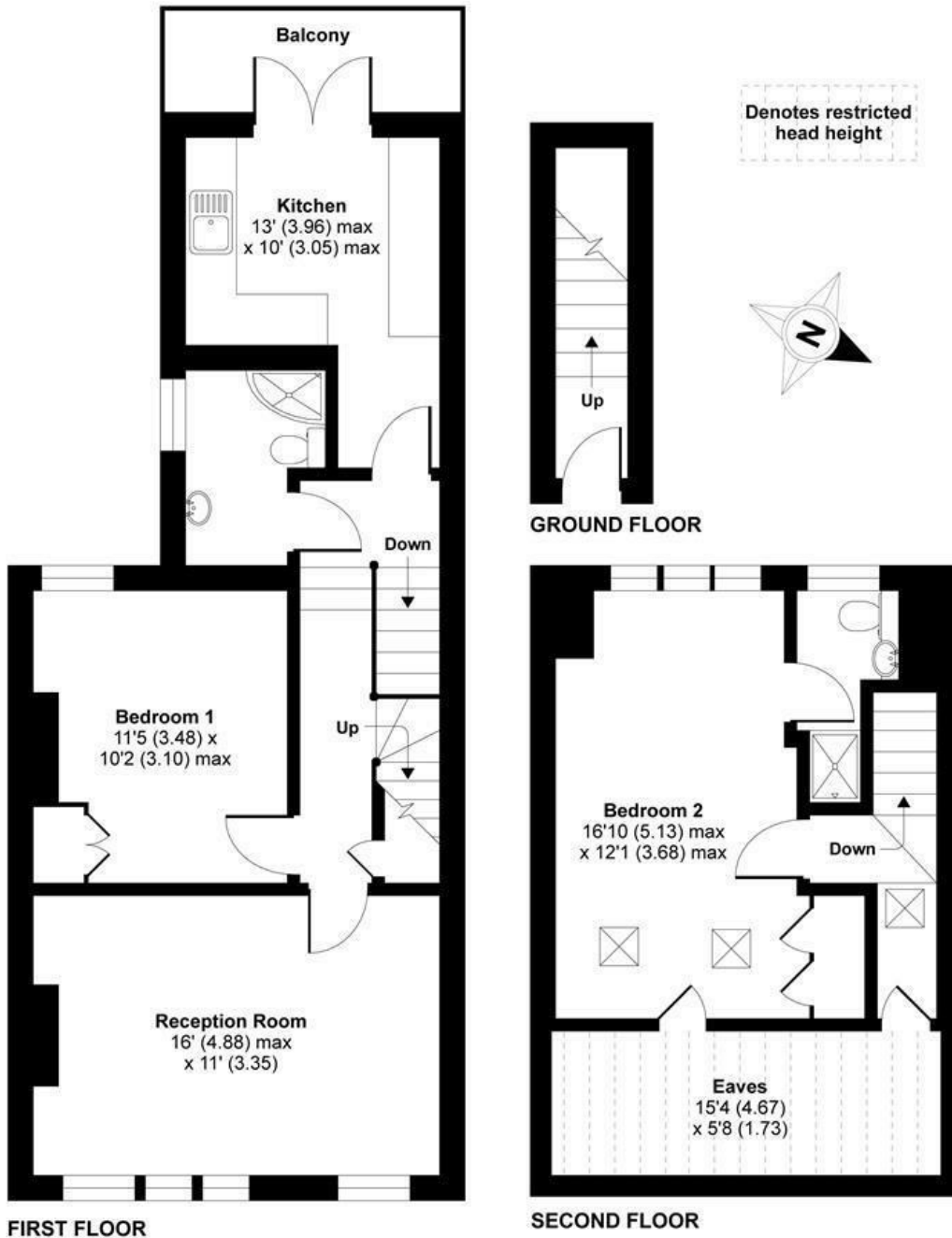


OPEN 7 DAYS A WEEK • Weekdays until 9pm • Weekends until 5pm

0208 876 6611

Thornton Road, London, SW14

APPROX. GROSS INTERNAL FLOOR AREA 826 SQ FT 76.5 SQ METRES (EXCLUDES RESTRICTED HEAD HEIGHT)



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		69	74
(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			
(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		

