



**JAMES  
ANDERSON**



# TO LET

**£1,400 Per Month**

Sheen Lane, East Sheen, SW14

Per Month

An attractive one double bedroom apartment with open plan kitchen living room and modern bathroom within minutes of Mortlake Station (24 mins to Waterloo) and all amenities of East Sheen Town Centre. This well presented apartment has been modernised to a good contemporary standard with comprising of kitchen/reception. Furthermore there is a large bathroom with shower over bath and one large double bedrooms. The apartment is within moments of public transport and the shopping of the Upper Richmond Road West with Richmond Park only a short walk away.

-  One Double Bedroom
-  Mortlake Station Moments Away
-  One Shower Room
-  Thomson House Primary School
-  Unfurnished
-  Central Location
-  Open Plan Kitchen / Living Room
-  Short Walk to River Thames
-  Holding Deposit £323.07 | Council Tax C | EPC D
-  Deposit £1615.38 | Minimum Term 6 Months

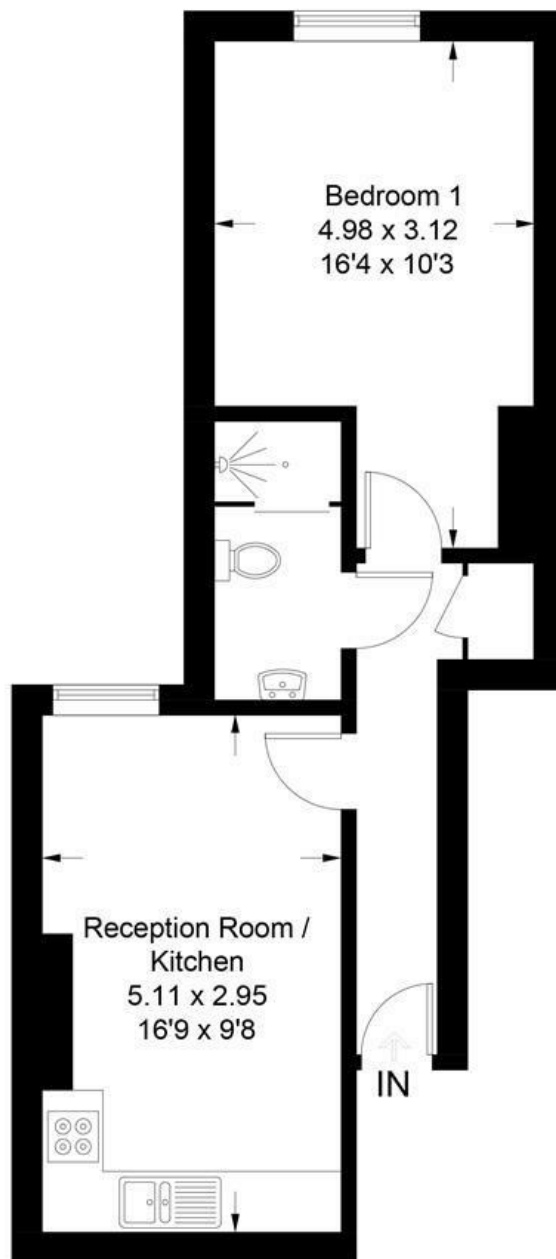


OPEN 7 DAYS A WEEK • Weekdays until 9pm • Weekends until 5pm

**0208 876 6611**

# Sheen Lane, SW14

Approximate Gross Internal Area Total = 38.6 sq m / 415 sq ft



## First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. FloorplansUsketch.com © 2018 (ID448802)

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>		<b>60</b>	<b>67</b>
(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>			
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