



JAMES  
ANDERSON

North Worple Way  
Mortlake SW14





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## North Worples Way Mortlake SW14

Nestled in the charming area of Mortlake, this delightful two-bedroom flat on North Worples Way offers a perfect blend of modern comfort and serene living. Recently refurbished, the property boasts new carpets throughout, a contemporary kitchen, and a fresh coat of paint, ensuring a bright and inviting atmosphere.

The flat features a spacious reception room, ideal for relaxation or entertaining guests. The two well-proportioned bedrooms provide ample space for rest and personalisation, making it a perfect home for individuals or small families. The bathroom is conveniently located, adding to the practicality of the layout.

One of the standout features of this property is the private garden, a rare find in London. This outdoor space offers a tranquil retreat, perfect for enjoying sunny days or hosting gatherings with friends and family.

Situated in a desirable location, the flat benefits from excellent transport links and local amenities, making it easy to explore the vibrant offerings of London. Whether you are looking for a peaceful home or a convenient base to enjoy city life, this flat on North Worples Way is an opportunity not to be missed.

-  Two Double Bedrooms
-  Modern Bathroom
-  12 Month Minimum | £484.62 Holding Deposit
-  Brand New Kitchen
-  EPC C | Council Tax D | Deposit £2,423.07
-  Mortlake Station
-  Thompson House School
-  Private Garden
-  Brand New Carpets
- 



















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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>England &amp; Wales</b>	EU Directive 2002/91/EC	70	76

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	67	75

