



JAMES  
ANDERSON



## TO LET

Upper Richmond Road West, East Sheen, SW14

**£2,100 Per Month**

Per Month

A stylish two double bedroom apartment in the heart of East Sheen, benefiting from a south facing roof terrace. The property offers two spacious bedrooms, modern bathroom, an open plan fully fitted kitchen and bright reception room with wooden flooring and double glazed windows. The property is in an attractive central location, offering excellent access to local shopping, bars and restaurants, Richmond Park, Mortlake Train Station (23 mins to Waterloo), the River Thames and supermarkets.



Two Bedrooms



One Bathroom



Unfurnished



Modern Fitted Kitchen



EPC C | Council Tax C | Holding Deposit £484.61



Mortlake Station



Thomson House Primary School



First Floor Apartment



Private Roof Terrace



Deposit £2423.07 | Minimum Term 12 Months

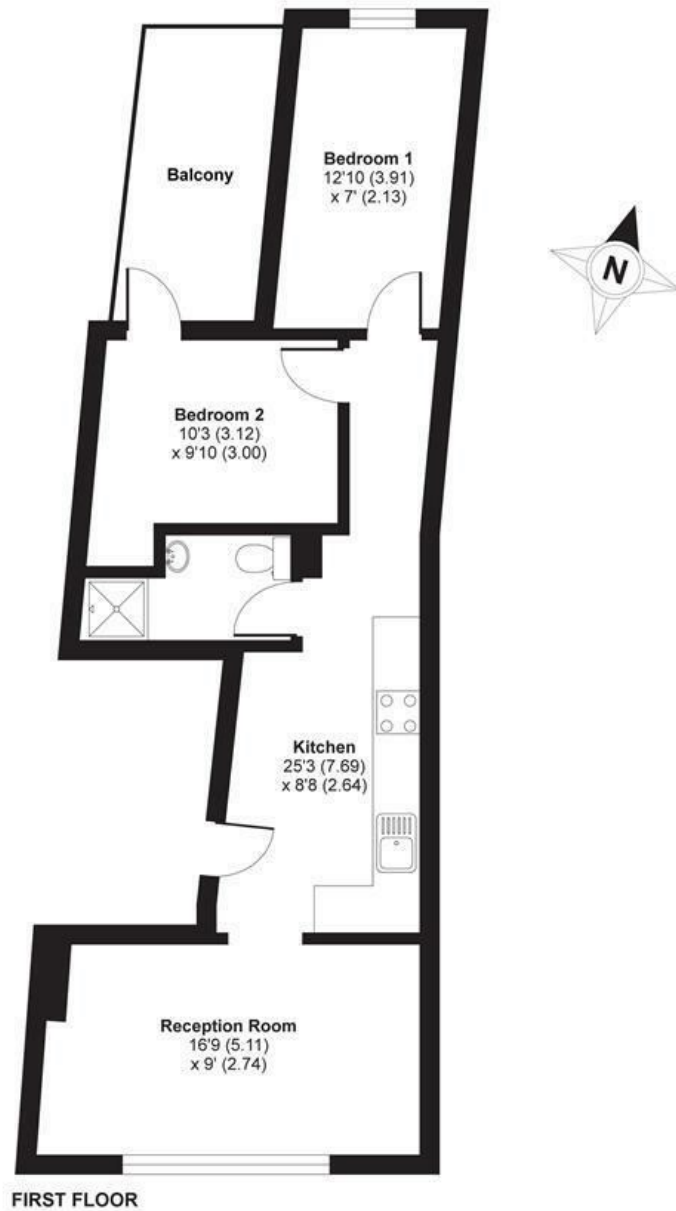


OPEN 7 DAYS A WEEK • Weekdays until 9pm • Weekends until 5pm

0208 876 6611

# Upper Richmond Road West, London, SW14

APPROX. GROSS INTERNAL FLOOR AREA 522 SQ FT 48.4 SQ METRES



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) <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		
	70	76
<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	

