



JAMES
ANDERSON



TO LET

Princes Road, East Sheen, SW14

£3,700 Per Month

Per Month

Tucked away in one of East Sheen's most desirable streets, a three bedroom period cottage with character and charm. The property has been thoughtfully extended and redesigned to offer a spacious reception room with a feature fireplace, leading through to a stunning kitchen and dining space. Wide bi-fold doors open onto a private, southwest facing courtyard garden that offers plenty of afternoon sun and requires minimal upkeep. Upstairs, two comfortable double bedrooms share a beautifully finished family bathroom, while the top floor provides a principal suite complete with ensuite shower room and eaves storage.

Ideally positioned on Princes Road in the heart of the 'Royals', this home is moments from Mortlake Station, excellent local schools, and the vibrant shops, cafés, and restaurants of East Sheen and White Hart Lane. The open spaces of Richmond Park and the River Thames are also just a short stroll away, making this an exceptional home in one of South West London's most sought after neighbourhoods.



Three Double Bedrooms



Two Stunning Bathrooms



Spacious Reception



Immaculate Kitchen/Diner



EPC D | Council Tax E | Deposit £4269.23



Mortlake Station



East Sheen Primary School



Close to Richmond Park



Private South West Facing Garden



Holding Deposit £853.84 | Minimum Term 12 Months



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

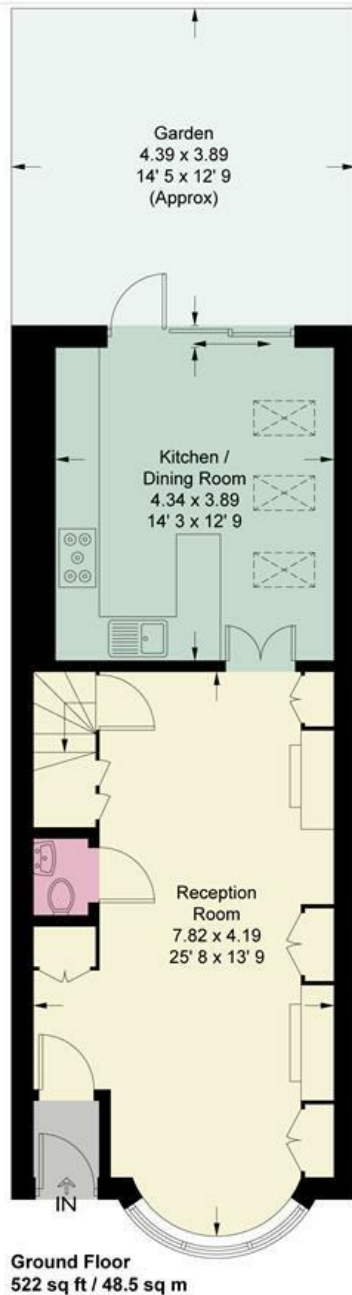
0208 876 6611

Princes Road

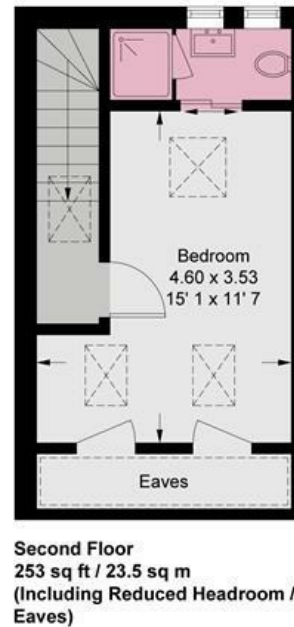
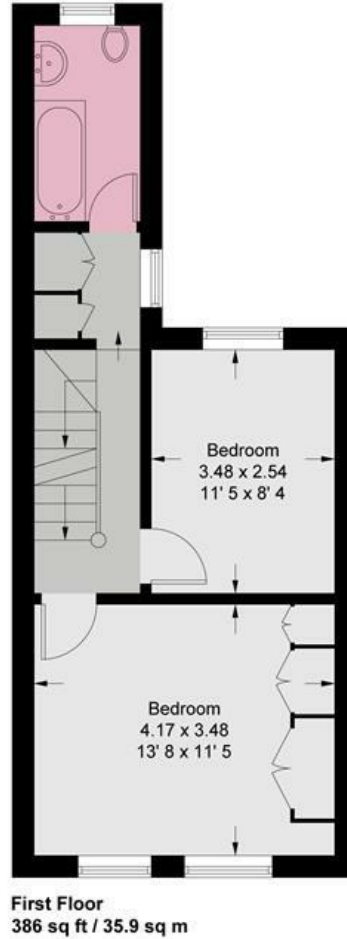
Approximate Gross Internal Area = 1161 sq ft / 107.9 sq m
(Including Reduced Headroom / Eaves)
Reduced Headroom / Eaves = 24 sq ft / 2.2 sq m



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= Reduced headroom below 1.5m / 5'0"



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) A			
(81-91) B			
(69-80) C			
(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	

