



**JAMES
ANDERSON**



TO LET

£2,500 Per Month

Lower Richmond Road, East Sheen, SW14

Per Month

A fantastic three bedroom maisonette with over 900 sq ft of living space and a PRIVATE GARDEN. This property offers a private entrance leading to a large reception room, spacious principle bedroom, second bedroom, a single bedroom/study, bathroom with shower over bath and very sociable kitchen/diner with centre island. To the rear of the property is a separate w/c and access down to the sunny south-facing private garden. Situated a short walk from Mortlake station, Mortlake green and all of the amenities of East Sheen. This property is available unfurnished.



Three Bedrooms



One Bathroom



Unfurnished



Eat-In Kitchen



EPC Rating D | Council Tax Band E | Holding Deposit £576.92



Mortlake Station



Excellent Local Schools



Fantastic Transport Links



PRIVATE GARDEN



Deposit £2884.61 | Minimum Term 12 Months



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

0208 876 6611



Lower Richmond Road

Approximate Gross Internal Area = 944 sq ft / 87.7 sq m

Not to scale, for guidance only and must not be relied upon as a statement of fact
All measurements and areas are approximate only and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice

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	65	70

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		

