



**JAMES
ANDERSON**



TO LET

Shalstone Road, London, SW14

£1,500 Per Month

Per Month

Undergoing redecoration An attractive, period, first floor maisonette which is located on a highly desirable road in Mortlake and with excellent transport links. This charming and larger than average property has a wealth of period details including a feature fireplace, sash windows and high ceilings throughout. The property benefits from its own private entrance and has accommodation arranged to provide a 16ft west facing reception room with a separate study area, a fully equipped kitchen, one double bedroom with built in wardrobes and a family bathroom. Excellent public transport links are available with Mortlake station a short walk away, as well as local bus services providing access into Hammersmith and Richmond with its underground network. The property will be repainted throughout before a tenant moves in.

Deposit Required: £1730.76

Minimum Term: 12 months

Holding Deposit: £346.15



One Double Bedroom



One Bathroom



16ft Reception Room



Fully Equipped Kitchen



EPC Rating D



Mortlake Station Nearby



Thomson House Primary School



Quiet Residential Location



In Excess Of 740sqft

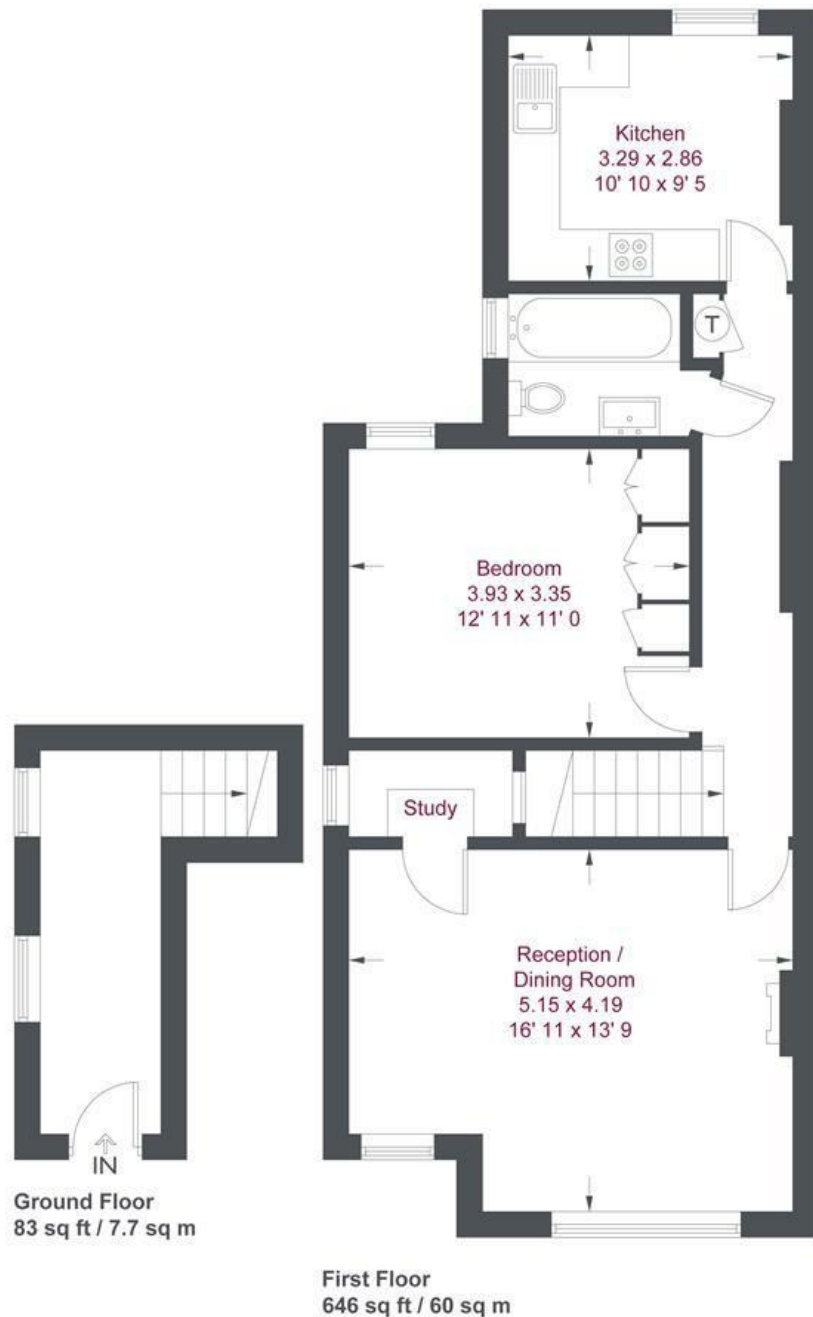


Council Tax Band D £2022



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

0208 876 6611



Shalstone Road

Approximate Gross Internal Area = 729 sq ft / 67.7 sq m

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
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
	55	74
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England & Wales	EU Directive 2002/91/EC	

