



**JAMES
ANDERSON**



TO LET

Ascalon Street, London, SW8

£3,350 Per Month

Per Month

Well presented furnished 4 bedroom, three bathroom flat to rent located only 0.3 miles from Battersea Park Train Station and 0.4 Miles from the stunning Battersea Park.



Five Bedrooms



Bright Reception



Modern Bathroom



Kitchen with Breakfast Bar



EPC C / Council Tax C / Holding Deposit £773.07



Battersea Park Station



Newton Prep



Close to Battersea Park and River



Furnished



Minimum Term 12 months/Deposit £3865.38



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

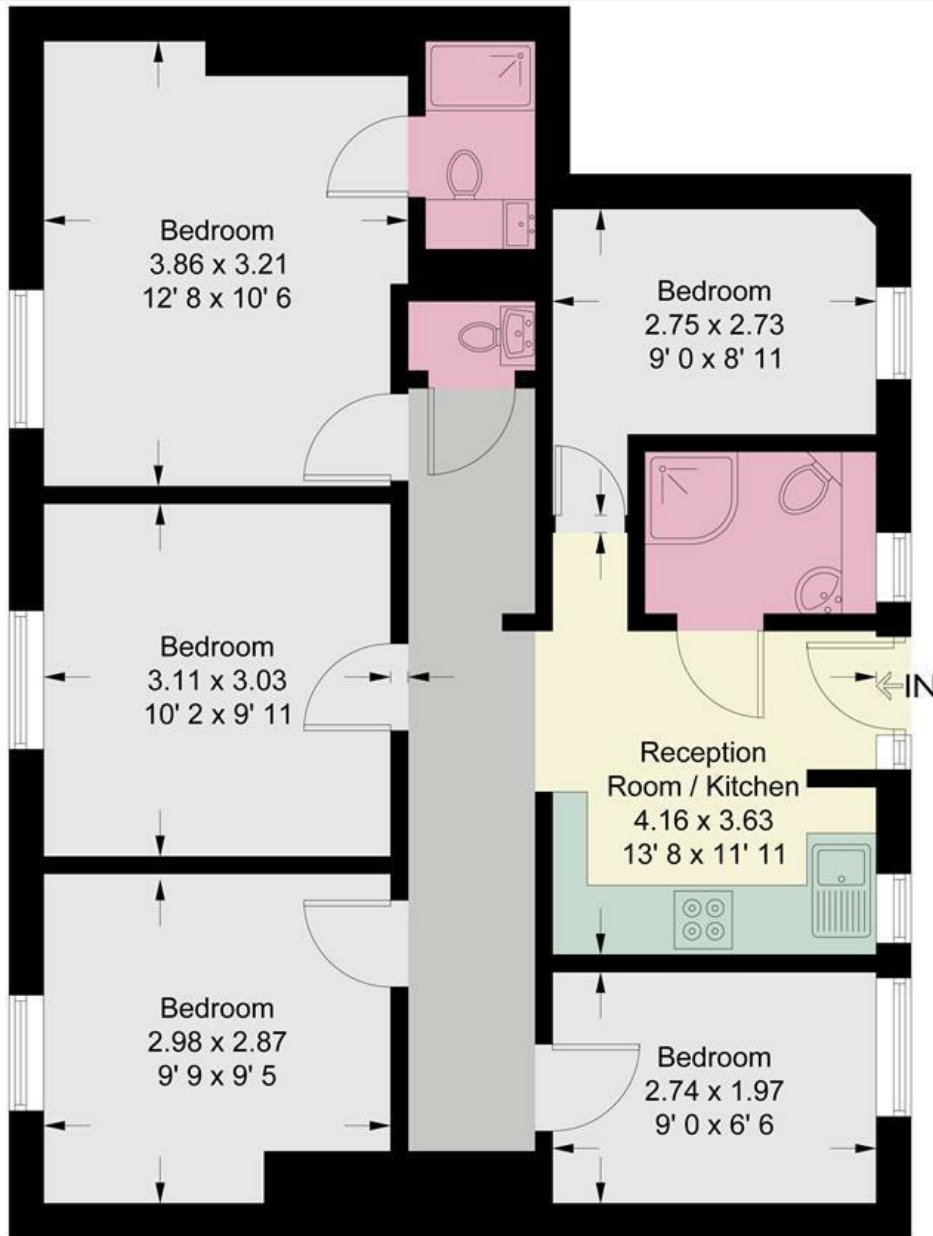
0208 785 4400

Ascalon House

Approximate Gross Internal Area = 734 sq ft / 68.2 sq m



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Fourth Floor

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		

