



**JAMES
ANDERSON**



TO LET

£1,800 Per Month

Upper Richmond Road West, East Sheen, SW14

Per Month

A superbly presented one bedroom ground floor flat with a private garden. The property offers practical living space and features include video entry phone system, wooden flooring, modern living and a pretty courtyard private garden. The living space offers lounge open plan to a contemporary fully fitted kitchen, double bedroom, modern bathroom and storage. The property is in a central location and tenants can take advantage of the shopping and supermarkets on the Upper Richmond Road West. Mortlake Rail Station (23 Mins to Waterloo) is within a few minutes walk and the River Thames and Richmond Park are only a short walk away.



One Double Bedroom



Spacious Bathroom



Ground Floor Apartment



Open Plan Kitchen/Living



EPC C | Council Tax Band C | Deposit £2076.92



Mortlake Station



Excellent Local Schools



Central Sheen



Private Garden



Holding Deposit £415.38 | Minimum Term 12 Months



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

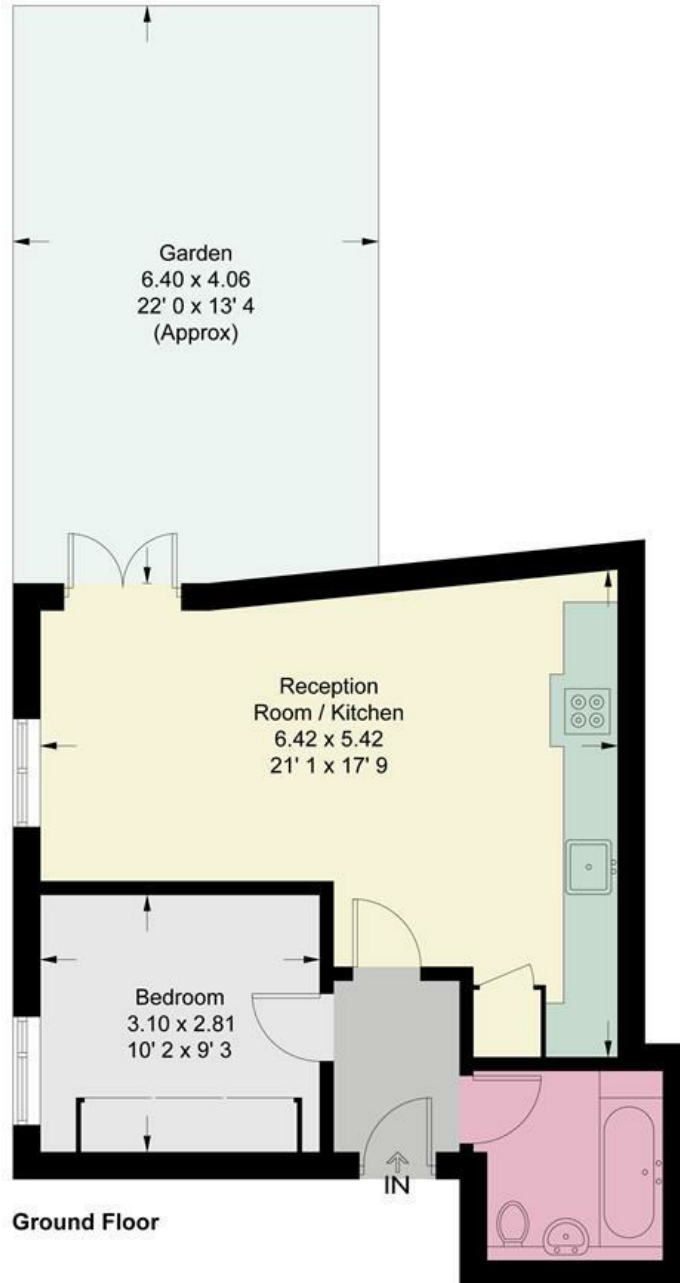
0208 876 6611

Upper Richmond Road West

Approximate Gross Internal Area = 457 sq ft / 42.5 sq m



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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			79
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		63	
(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		

