



JAMES
ANDERSON



TO LET

Coval Road, East Sheen, SW14

£6,500 Per Month

Per Month

Incredible five bedroom family home situated in a sought after road in Parkside East Sheen. This beautifully presented home offers a large open-plan kitchen with dining and living space, central island and bi-folding doors leading to the substantial private garden with outdoor office. The ground floors also provides a second reception room with feature fireplace, spacious utility room and w/c. The first floor offers three double bedrooms, two of which have built-in wardrobes, and a fourth bedroom/study. The top floor presents the principle suite with plenty of storage, freestanding bathtub and walk-in shower.



Five Bedrooms



Two Bathrooms



Two Reception Rooms



Open Plan Kitchen Diner



EPC C | Council Tax G | Deposit £9000



Mortlake Station



Sheen Mount Primary School



Richmond Park Nearby



Private Garden with Office



Holding Deposit £1,500 | Minimum Term 12 Months



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

0208 876 6611

Coval Road

Approximate Gross Internal Area = 1983 sq ft / 184.3 sq m

(Excluding Reduced Headroom / Eaves)

Reduced Headroom / Eaves = 52 sq ft / 4.8 sq m

Office = 76 sq ft / 7.1 sq m

Total = 2111 sq ft / 196.2 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
<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>		
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		
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<i>Not environmentally friendly - higher CO₂ emissions</i>		
England & Wales	EU Directive 2002/91/EC	

