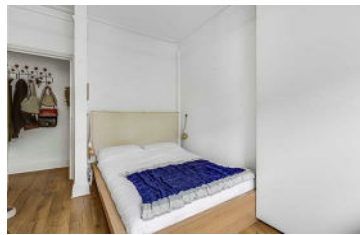




**JAMES  
ANDERSON**



## TO LET

**£1,900 Per Month**

Upper Richmond Road West, East Sheen, SW14

Per Month

**\*\*OFF STREET PARKING + PRIVATE TERRACE\*\***A fantastic two bedroom apartment with designated off street parking in the heart of East Sheen. The property comprises a spacious living room with French doors out to a private terrace, fitted kitchen with appliances, two double bedrooms and bathroom with shower over bath. Further benefits include allocated off road parking for one car, storage and wooden flooring throughout. This bright apartment is situated a short distance from Mortlake station providing transport links into Richmond (3 minutes) and Waterloo (23 minutes), while being walking distance to all of East Sheen's high street shops, cafes and restaurants.



Two Double Bedrooms



One Bathroom



Unfurnished



Fitted Kitchen



EPC C | Council Tax C | Holding Deposit £438.46



Close to Mortlake Station



Close to Sheen Mount Primary School



Near to Local Amenities



Private Roof Terrace | Off Street Parking



Deposit £2192.30 | Minimum Term 12 Months



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

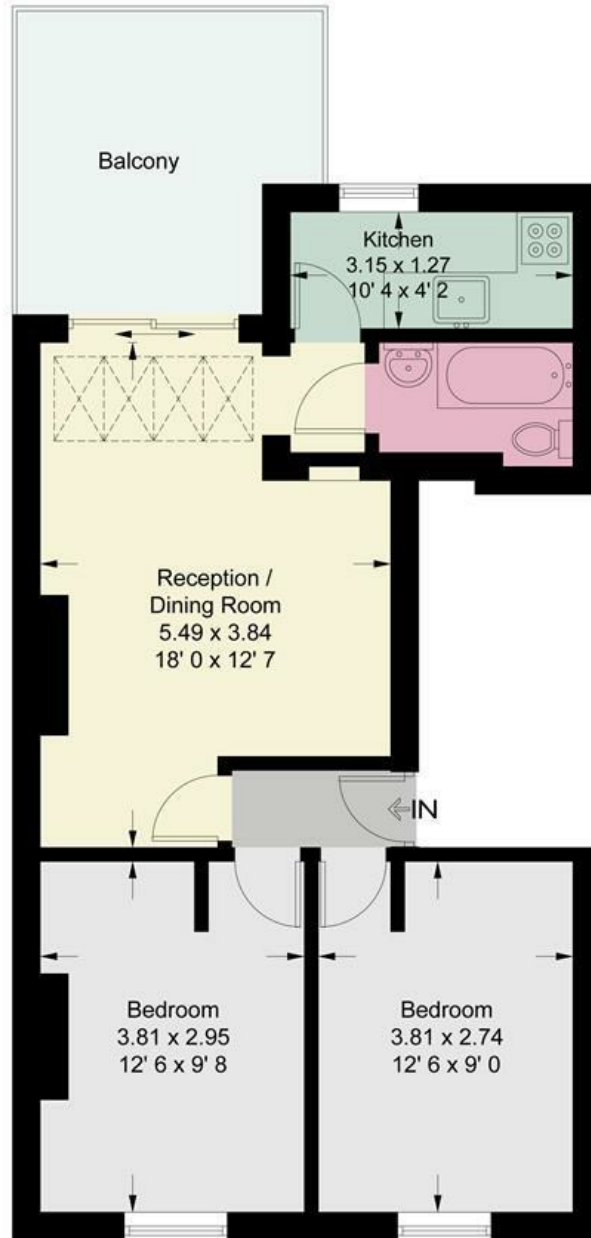
0208 876 6611

# Upper Richmond Road

Approximate Gross Internal Area = 547 sq ft / 50.8 sq m



**JAMES  
ANDERSON**



**First 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
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
		<b>70</b>	<b>75</b>
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

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

