



**JAMES  
ANDERSON**



## TO LET

Colston Road, East Sheen, SW14

**£2,400 Per Month**

Per Month

A stunning newly refurbished split-level apartment offering almost 950 sq ft of accommodation in the heart of East Sheen, a short walk from Mortlake Station and the excellent amenities nearby.

Finished to an exceptional standard throughout, the property offers a bright and spacious open plan kitchen and reception room. The contemporary kitchen features sleek cabinetry, integrated appliances and generous worktop space, while large windows and skylights flood the room with natural light. The first floor comprises two generous double bedrooms, including a principal bedroom with a stylish en-suite shower room, alongside a beautifully appointed family bathroom.

Ideally situated within easy reach of Mortlake Station, providing direct services into London Waterloo, the property is also moments from the shops, cafés and restaurants of East Sheen High Street and close to the open spaces of Richmond Park.



Two Double Bedrooms



Two Brand New Bathrooms



Unfurnished



Open Plan Kitchen / Living Area



EPC Rating C | Council Tax D



Mortlake Station



Thomson House School & Sheen Mount Primary School



Walking Distance to East Sheen High Street



Split Level Apartment



Holding Deposit £553.84 | Deposit £2769.23

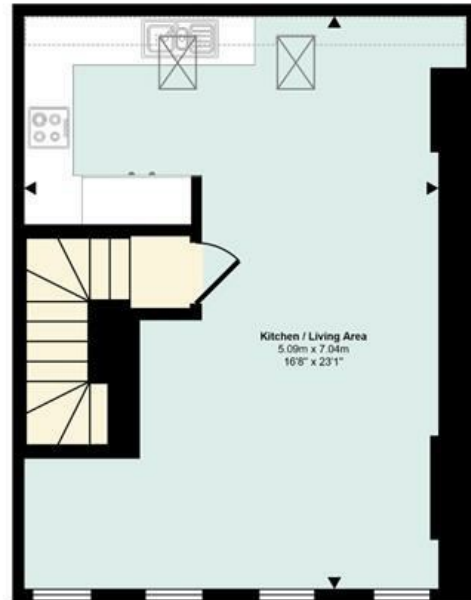
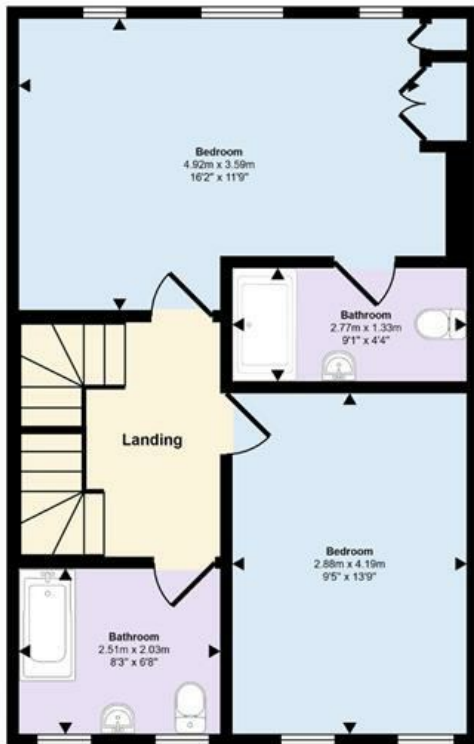


OPEN 7 DAYS A WEEK • Weekdays until 9pm • Weekends until 5pm

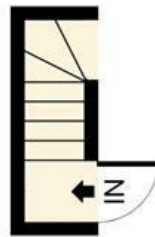
**0208 876 6611**

**Colston Road, SW14**

Approx Gross Internal Area  
87 sq m / 935 sq ft



Denotes head height below 1.5m



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) <b>A</b>                          |                         |           |
| (81-91) <b>B</b>                            |                         |           |
| (69-80) <b>C</b>                            | 73                      | 80        |
| (55-68) <b>D</b>                            |                         |           |
| (39-54) <b>E</b>                            |                         |           |
| (21-38) <b>F</b>                            |                         |           |
| (1-20) <b>G</b>                             |                         |           |
| Not energy efficient - higher running costs |                         |           |
| <b>England &amp; Wales</b>                  | EU Directive 2002/91/EC |           |

