



12A High Street

, Epsom, KT19 8AH

**£850 (From) PCM**



6



3



1



**\*\*LAINE STUDENTS ONLY - BRAND NEW SIX BED HMO\*\***

Thomas & May is delighted to offer SIX rooms in a new built HMO with three luxury shower rooms and a large open plan kitchen/living room opening onto a large balcony. Rent starts from £850pcm bills included. Open Day Saturday 17th May. Please call to book a viewing.

## Open Plan Kitchen / Living Room

### Kitchen area

Range of wall and base units, integrated oven, hob, air fryer, large fridge/freezer, washing machine, dishwasher.

### Living Area

Dining Table, Sofa, TV and Doors Leading to Large Balcony

### Bedroom 1

Includes Bed, Wardrobe & Desk

### Bedroom 2

Includes Bed, Wardrobe & Desk

### Bedroom 3

Includes Bed, Wardrobe & Desk

### Bedroom 4

Includes Bed, Wardrobe & Desk

### Bedroom 5

Includes Bed, Wardrobe & Desk

### Bedroom 6

Includes Bed, Wardrobe & Desk

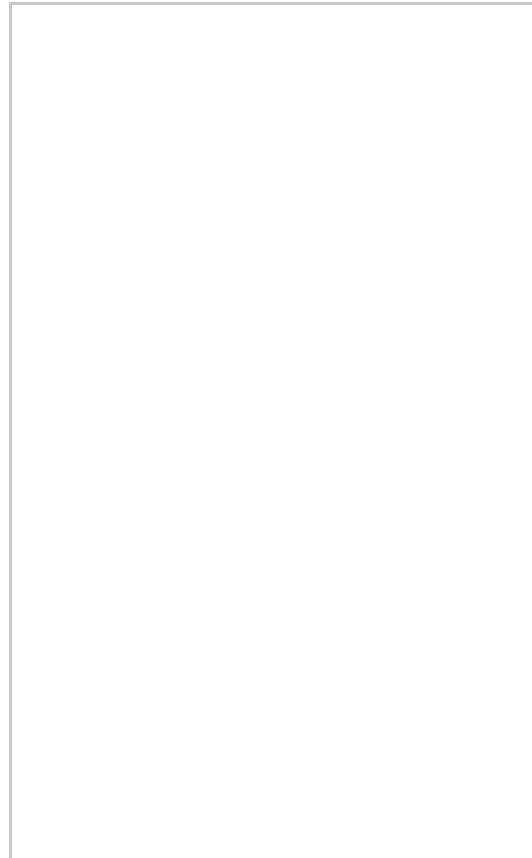
### Shower Rooms X 3

Large walk-in shower, low level wc, sink.

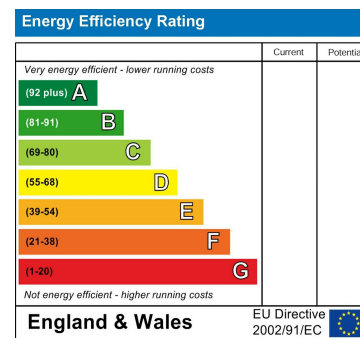
## Area Map



## Floor Plans



# Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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