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**ROBERTSON  
PHILLIPS**

Est. 1991



**Devonshire Road, Hatch End**

**£1,750 P.C.M**

**Key Features include:**

- Two Double Bedrooms
- First Floor
- Gas Central Heating
- Double Glazing
- Entryphone System
- Share Of Private Garden
- Newly Painted
- New Carpets
- Part Furnished



# Property Overview:

Situated in the heart of Hatch End boasting freshly painted interiors, this TWO DOUBLE bedroom first floor apartment is set within an Edwardian house and within walking distance of Hatch End overground station, popular shops and Grimsdyke Road. PART FURNISHED

## Accommodation:

### Entrance Hall

Wood laminate flooring, mirror, leading to:-

### Lounge 15' 4" x 12' 4" (4.67m x 3.73m)

Wood laminate flooring, two small side tables with drawers and book case.

### Kitchen/breakfast room

Modern fitted kitchen consisting of low and wall level units, electric hob, electric oven, extractor hood, washing machine, fridge/freezer and two chairs for breakfast table.

### Bathroom

Bath with shower attachment, wash hand basin, low level flush WC, separate shower cubicle and storage cupboard.

### Bedroom one 14' 6" x 10' 9" (4.42m x 3.27m)

Newly fitted carpet, chest of drawers, fitted wardrobes and king size bed frame.

### Bedroom two 10' 9" x 8' 3" (3.27m x 2.51m)

Newly fitted carpet.

### Outside

Share of private rear garden and parking on street.

**Council Tax Band: C    EPC Rating: C**

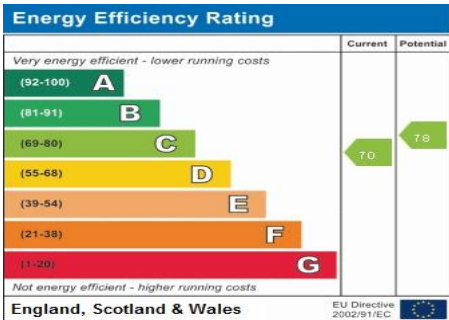
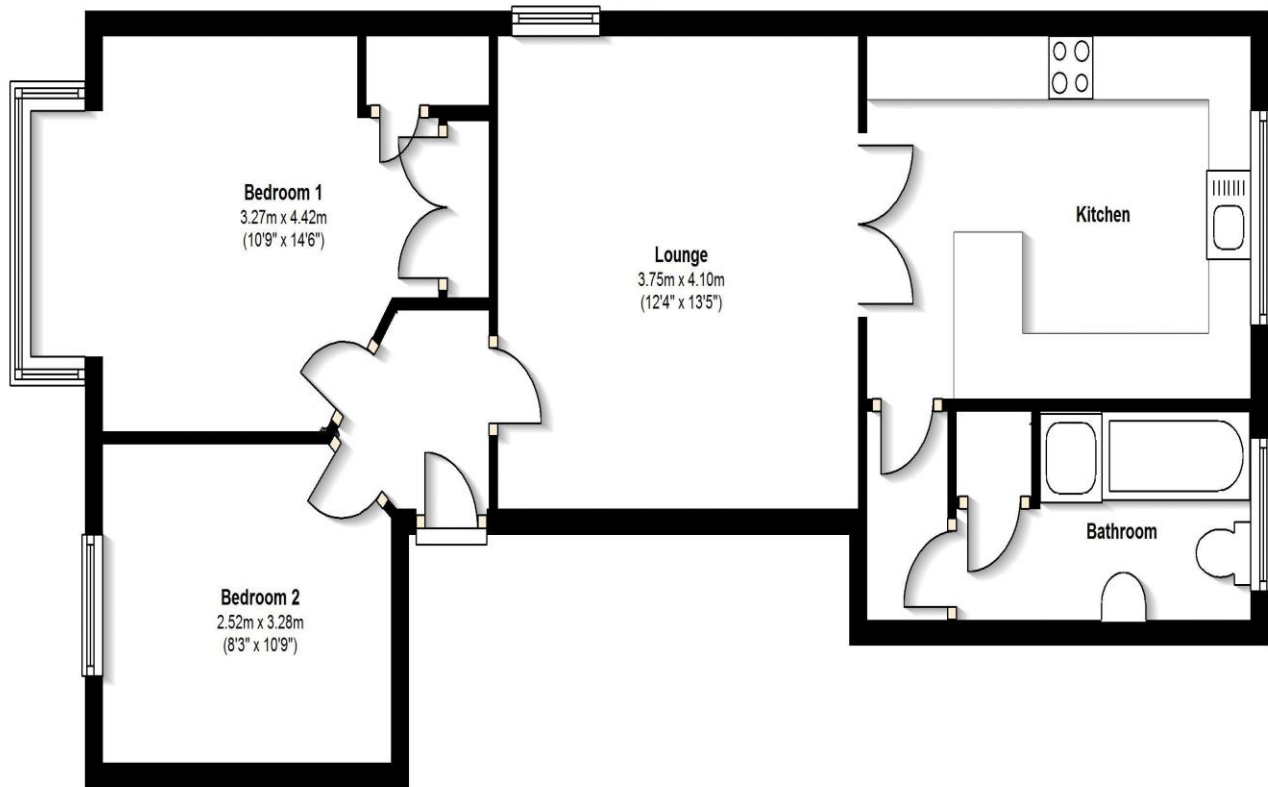




To arrange a viewing call:  
**020 8421 4847**

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First Floor



**DISCLAIMER:** Robertson Phillips may not have sought to verify the legal title of the property, the existence of planning permissions and/or building regulation approvals and have been unable to check the working condition of any services or appliances.

**Property layouts are for general guidance and are not drawn exactly to scale. Measurements are taken at the widest points and bays, alcoves, wardrobes etc. may not be shown.**