

STAPLETON LONG

Estate Agents & Chartered Surveyors

EST 1907



Chestnut Road, West Norwood, SE27 9LF

2 Bed Victorian Conversion

Offered Unfurnished

Premium West Norwood Location

£1,600 Per Month

TO VIEW THIS PROPERTY CALL: 020 8670 9111

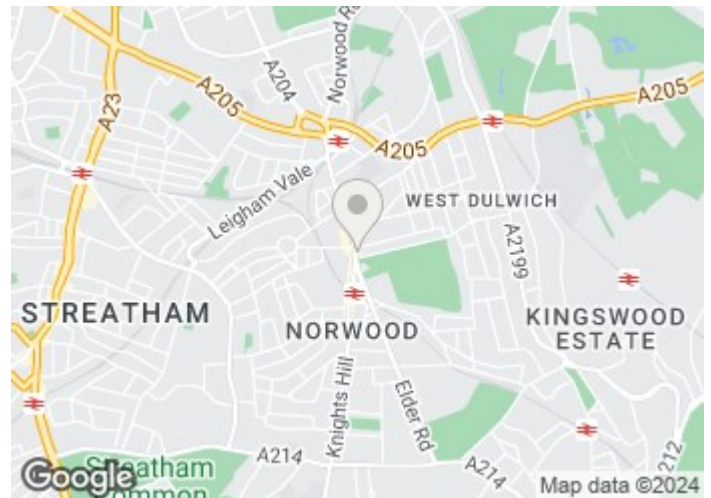
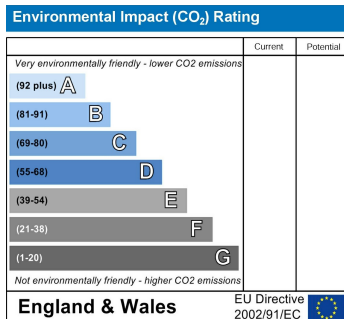
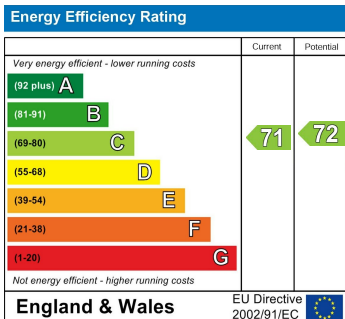
Email: norwood.sales@stapletonlong.co.uk

www.stapletonlong.co.uk

This top floor two bedroom period conversion on one of the most sought after roads on the West Dulwich border. The property comprises of entrance hall, lounge, small kitchen, one double bedroom, one single bedroom and a shower room, The property is offered unfurnished and available now

The property is located within easy reach of a number of local amenities on offer in West Norwood and West Dulwich and further benefits from being situated only a short distance from transport links including West Dulwich, Tulse Hill and West Norwood Rail stations as well as a number of bus routes.

COUNCIL TAX BAND: C
 EPC RATING: C
 UNFURNISHED



Please Note: All dimensions are approximate and are quoted for guidance only. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose. We have been advised by the vendor of the freehold/leasehold status of the property and you should have this, together with any other information provided concerning the tenure of the property, checked by your solicitor. The position regarding fixtures and fittings and, where the property has been extended/converted, the position regarding planning approval and building regulation compliance, should also be checked by your solicitor. These particulars do not constitute or form part of an offer or contract nor may they be regarded as representations. All interest parties must themselves verify their accuracy.

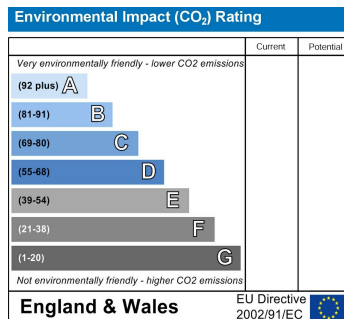
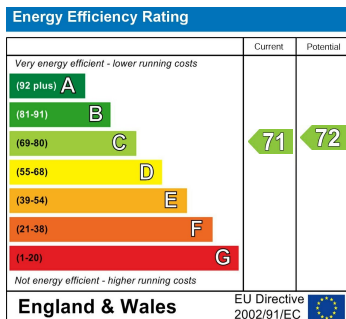
Reception 20'2" x 8'11" (6.15 x 2.72)

Bedroom 12'4" x 11'1" (3.76 x 3.38)

Bedroom 12'11" x 8'8" (3.94 x 2.64)

Kitchen 8'6" x 7'7" (2.59 x 2.31)

Fees:



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Information for Tenants: Properties in England

Relevant letting fees and tenant protection information

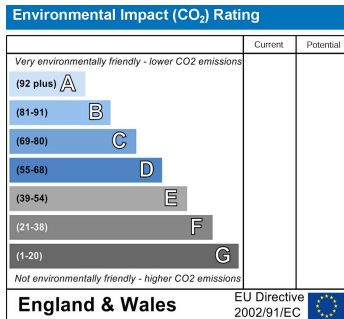
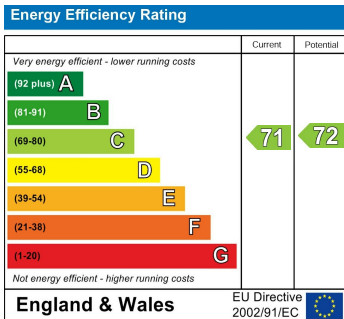
In addition to paying rent for the property, you may also be required to make the following permitted payments:

Before the tenancy starts:

- **Holding Deposit:** 1 week's rent or £150
- **Deposit:** 5 weeks rent (or in the case of rental income of more than £50,000 per annum 6 weeks rent).

During the tenancy:

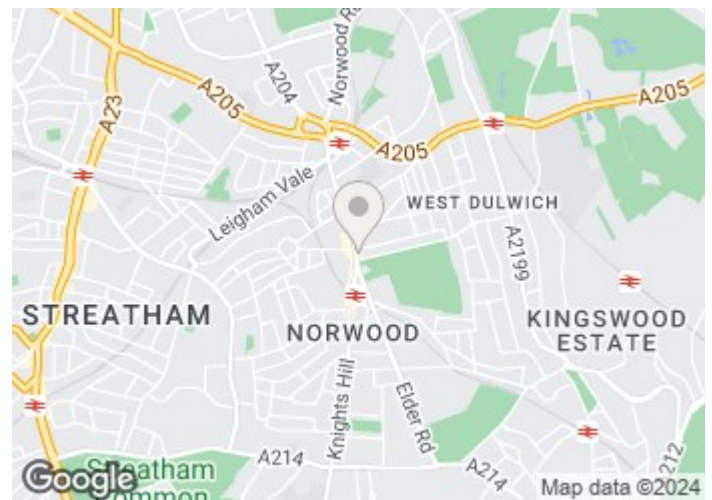
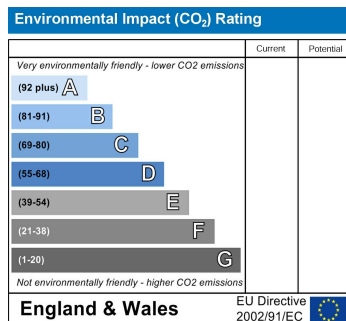
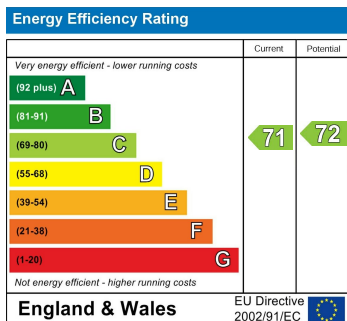
- **Payments to other third parties:** such as Council Tax, utilities or payments for communications services;
- **Default Charges:** such as payments for the replacement of lost keys or interest on overdue rent; and
- **Tenancy Transaction Charges:** such as requests to vary or assign the tenancy.



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Tenant Protection

Stapleton Long is a member of the Royal Institution of Chartered Surveyors (RICS) which is a client money protection scheme, and also a member of The Property Ombudsman which is a redress scheme. You can find out more details on the agent's website or by contacting the agent directly.



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