



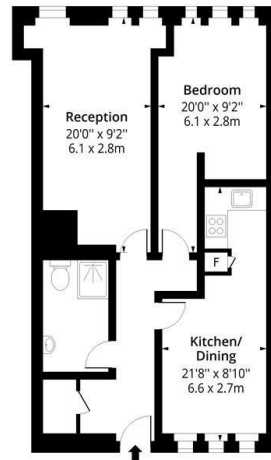
## 6A Elm Court, Royal Oak Yard, London, SE1 3TP

£3,000 Per month

- One double bedroom
- Amazing location
- Safe and secure

## Elm Court, SE1

Approx. Gross Internal Area 685 Sq Ft - 63.64 Sq M

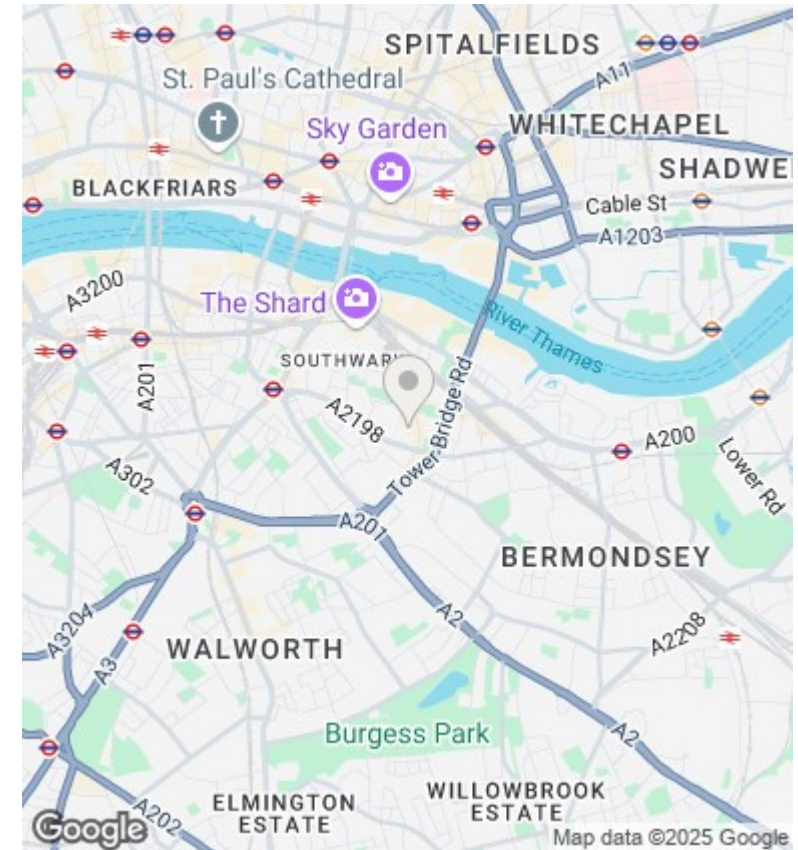


### Second Floor

Floor Area 685 Sq Ft - 63.64 Sq M



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.  
ipaplus.com Date: 5/31/2024



## Directions

## Viewings

Viewings by arrangement only. Call 0208 075 4927 to make an appointment.

## Council Tax Band

E

## EPC Rating:

C

| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) <b>A</b>                          |                         |           |
| (81-91) <b>B</b>                            | 78                      | 79        |
| (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>                             |                         |           |
| Not energy efficient - higher running costs |                         |           |
| <b>England &amp; Wales</b>                  | EU Directive 2002/91/EC |           |