



JON WILKINS

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**Parkview, Flat 9 , 1-3 Ashdown Road,
£1,100PCM (Deposit: £1,269)**

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Tax Band: Furnished: Part Furnished

A well-presented first-floor studio flat in the popular College Area of Epsom, available immediately. Set within a lift-serviced HMO building, the property offers convenient access and a comfortable, practical living space.

The studio is offered part furnished with a bed, wardrobe and chest of drawers. The kitchenette includes a two-ring electric hob and fridge freezer, and the flat benefits from its own private modern shower room. Residents also have access to a communal garden, coin-operated laundry facilities, and a shared kitchen should they require additional cooking space. All essential bills are included – heating, electricity, water and basic broadband – with the tenant responsible only for their own TV licence.

This studio is best suited to a single occupant due to the layout and HMO set-up, although applications from couples may be considered on a case-by-case basis.



