

Havelock Road Wimbledon, SW19 8HB

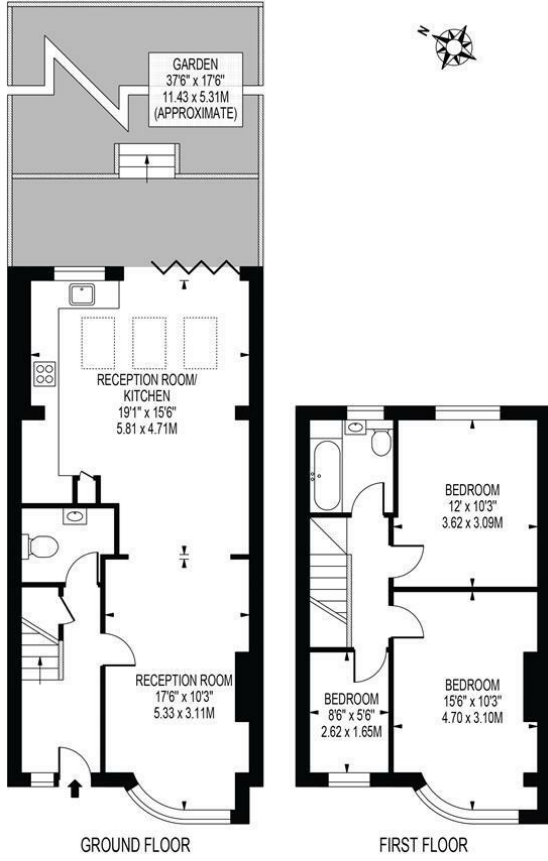
£2,750 PCM



Well presented three bedroom period terraced house situated in a sought after location, close to Haydons Road station, Garfield Primary School, local shops and approximately 1 miles to Wimbledon town centre/station. The property has been extended on the ground floor creating a fantastic kitchen/dining room with doors leading directly out to a beautiful landscaped garden. The house has a downstairs cloakroom/WC, and wood flooring to the ground floor. To the first floor is the family bathroom, two double bedrooms plus a study/nursery room.
EPC C. Council tax band D.

HAVELOCK ROAD

APPROXIMATE GROSS INTERNAL FLOOR AREA: 990 SQ FT - 91.97 SQ M



THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT. ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT. ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.



- Three bedroom house
- Beautiful landscaped garden
- Open plan kitchen/reception room
- Furnished
- Close to Haydons Road train station and local amenities
- First months rent in advance
- Five weeks security deposit
- Holding deposit = one weeks rent
- EPC C
- Council tax band D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		85
(69-80)	C	69	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Although these particulars are believed to be correct, their accuracy is not guaranteed and they do not form part of any contract.

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