



## 179B LONDON ROAD MITCHAM, CR4 2JB

£1,400 PCM

\*\* A SPACIOUS TWO DOUBLE BEDROOM FIRST FLOOR FLAT \*\*


A well maintained and spacious two bedroom first floor flat with its own front door and conveniently located for all public transport facilities and local shops in Mitcham town centre. The property features a remodelled kitchen and bathroom, modern decor throughout, in addition to this the property benefits from gas central heating and double glazing.

The property offers access to Mitcham Eastfields station and buses providing access to tooting station. Undesignated parking available on first come, first served basis at rear of building.



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		65	74
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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