



Denton Street

London, SW18

£2,250 per month

Perfect for a couple this two bedroom apartment has been recently refurbished to a very high standard. The property benefits from two double bedrooms, two bathrooms and an open plan living room and kitchen that opens onto a private balcony.

CHESTERTONS

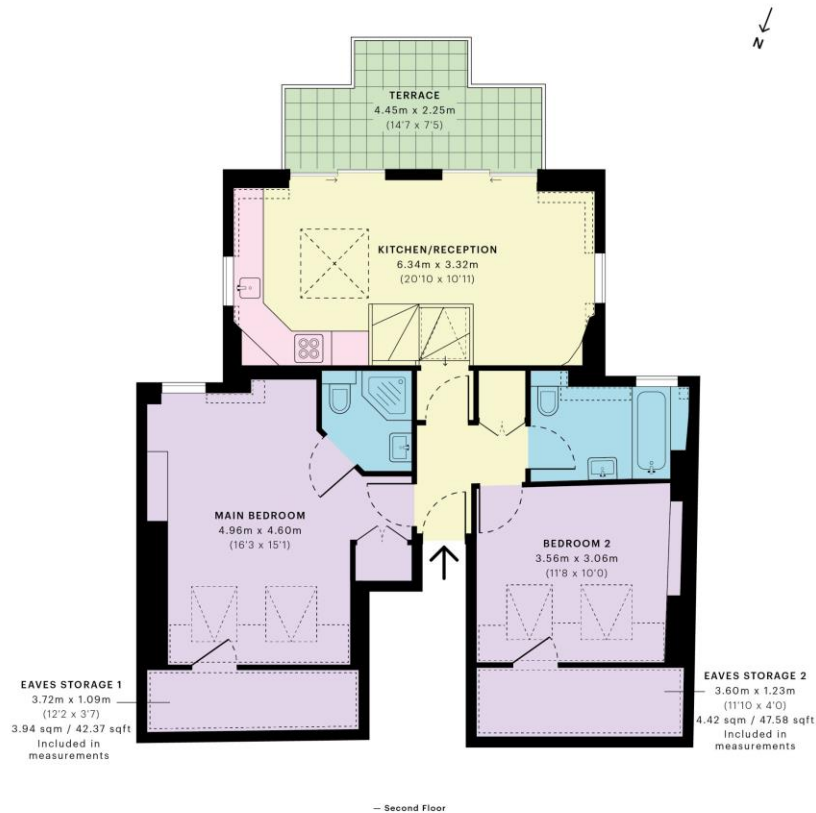


Denton Street, SW18

CAPTURE DATE 06/07/2022 LASER SCAN POINTS 51,731,031

GROSS INTERNAL AREA

72.38 sqm / 779.09 sqft



GROSS INTERNAL AREA (GIA)
The footprint of the property
72.38 sqm / 779.09 sqft

NET INTERNAL AREA (NIA)
Excludes walls and external features
Includes eavesrooms, restricted head height
58.98 sqm / 634.86 sqft

EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas etc.
7.96 sqm / 85.68 sqft

RESTRICTED HEAD HEIGHT
Limited use area under 1.5m
13.22 sqm / 142.30 sqft



Spec Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPWS 3B RESIDENTIAL 79.26 sqm / 853.36 sqft
IPWS 3C RESIDENTIAL 75.60 sqm / 813.75 sqft

SPEC ID: 62c69a62ca5ad05db0318f8

Minimum Term: 12 months
Deposit Required: £3,173.08
Local Authority: D
Council Tax Band: D
EPC Rating: B
Unfurnished

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	83	83
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

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Tenancy Agreement Fee: £300
References per Tenant/Guarantor: £60
Inventory check (approx. £100 – £250 inc. VAT)
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