

Westway Close Raynes Park, SW20 9LN

£3,800 Per Month



Beautiful and Immaculately presented, fully extended four bedroom, two bathroom end of terrace house with off street parking for two cars. This larger than average house features a good size front reception room, ground floor WC, and fantastic open plan kitchen/family room with bifolding doors to a well presented garden with side access. To the first floor is a contemporary family bathroom, two spacious double bedrooms and one good size single. Large master bedroom with ensuite shower room and eves storage to the second floor.

Located 0.6 miles from Raynes Park station, and in easy access of the A3, as well as West Wimbledon Primary School and Raynes Park High School.

EPC rating C. Council tax band E.

WESTWAY CLOSE, SW20

Approx. Gross Internal Floor Area

1819 Sq. ft/168.95 Sq. m (Including reduced height)

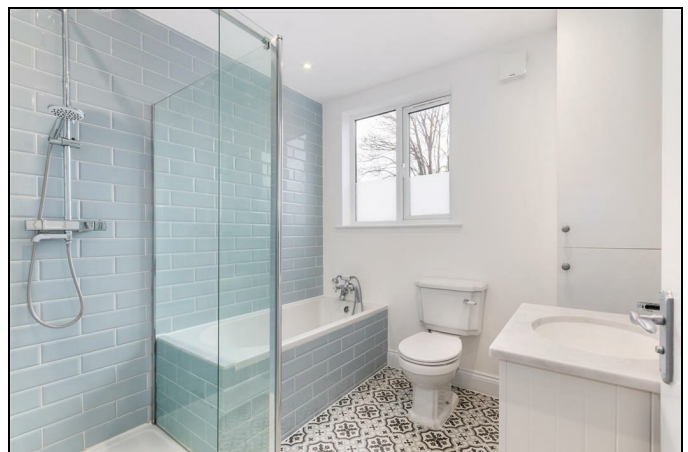
1722 Sq. ft/159.94 Sq. m (Excluding reduced height)



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This floor plan has been prepared for the purpose of illustration only in accordance with the latest RICS code of measuring practice and is not to scale. All measurements and areas are approximate and whilst every effort has been made to ensure the accuracy of the plan contained here, no responsibility is taken for any error, omission or misstatement.

- Four good size bedrooms
- Two bathrooms
- Ground floor toilet
- Beautiful kitchen/family room
- Off street parking for two cars
- First months rent in advance
- Five weeks security deposit
- Holding deposit = one months rent
- EPC rating C
- Council tax band E



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	75	81
EU Directive 2002/91/EC		