

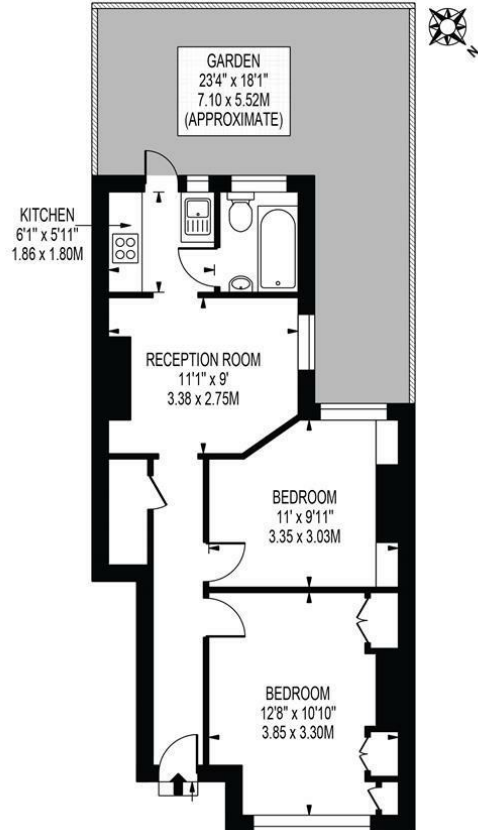
Kimble Road Colliers Wood, SW19 2AU

£1,900 Per Month



**** AVAILABLE NOW**** A beautifully presented two double bedroom garden maisonette located close to Colliers Wood Underground Station and the bustling Tooting High Street. Comprising a modern fitted kitchen, a living room with a feature fireplace, two double bedrooms, a contemporary bathroom suite, and a private low-maintenance rear garden. A fantastic location close to numerous local restaurants and shops. This lovely property is offered part furnished. Call now to arrange your viewing!

KIMBLE ROAD
 APPROXIMATE GROSS INTERNAL FLOOR AREA: 493 SQ FT - 45.82 SQ M



GROUND FLOOR
 FOR ILLUSTRATION PURPOSES ONLY

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.



- Two Double Bedrooms
- Paved Garden
- Nearby Transport Links
- Part Furnished
- Available Now
- First months rent in advance
- Damages deposit = five weeks deposit
- Fee of Intent = one weeks rent
- EPC Rating : C
- Merton Council Tax Band : B

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		
	70	77
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.

Celebrating 30 years of successful Sales and Lettings in Merton

