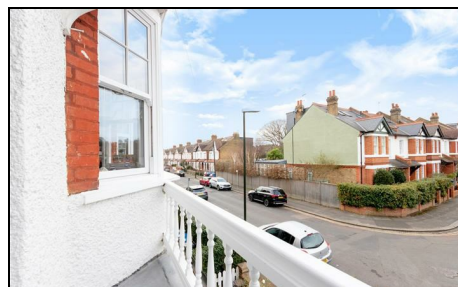


Stanton Road Raynes Park, SW20 8RW

£2,350 PCM



Beautiful three bedroom split level period conversion, with balcony and private section of garden. Located just five minutes walk from Raynes Park train station, shops and local restaurants, and a short walk from Holymount Primary School. The property features a spacious reception room with balcony, eat in kitchen, two large double bedrooms, one single - ideal as a study and additional reception room off the kitchen.

Private section of the rear garden, with shed and rear access.

PETS CONSIDERED.

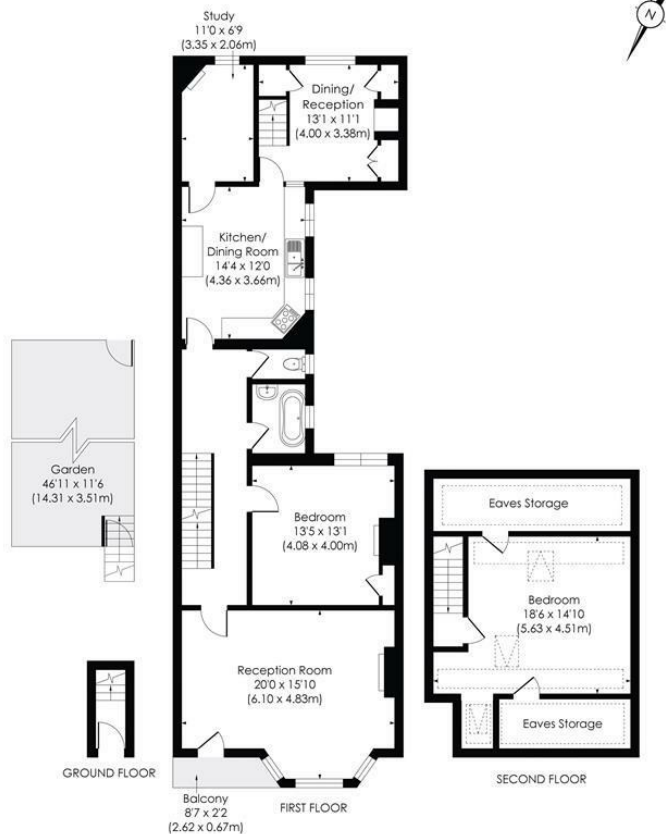
EPC rating: D. Council tax band D.

STANTON ROAD, SW20

Approx. Gross Internal Floor Area

1549 Sq. ft/143.93 Sq. m (Including Eaves Storage)

1384 Sq. ft/128.56 Sq. m (Excluding Eaves Storage)



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PROPERTY MARKETING

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.

- Three bedrooms
- Garden & balcony
- Spacious and flexible accommodation - 128 m sq
- Eat in kitchen
- Pets considered
- First months rent in advance
- Five weeks security deposit
- Holding deposit = one months rent
- EPC band D
- Council tax band D



Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
(92-100) 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		EU Directive 2002/91/EC

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