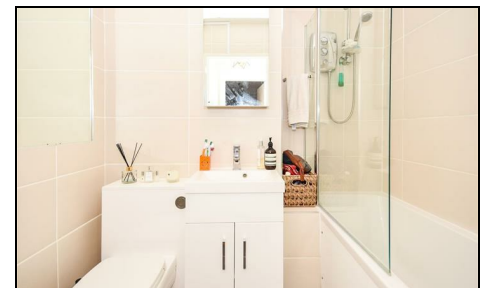


Montague Road Wimbledon, SW19 1SY

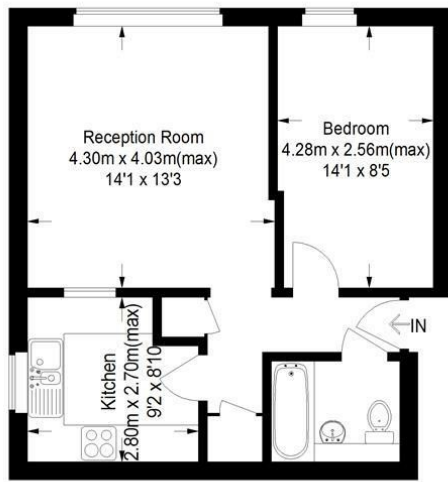
£1,500 PCM



One bedroom, ground floor purpose built flat located on a sought after road within close proximity of WIMBLEDON TOWN CENTRE, MAINLINE STATION AND NORTHERN LINE AT SOUTH WIMBLEDON. This spacious flat has a large bedroom, well equipped separate kitchen with DISHWASHER, modern bathroom and a bright lounge/dining room. Will benefit from being decorated prior to occupation and features wood laminate flooring.
EPC band D. Council tax band B.

Montague Road, SW19

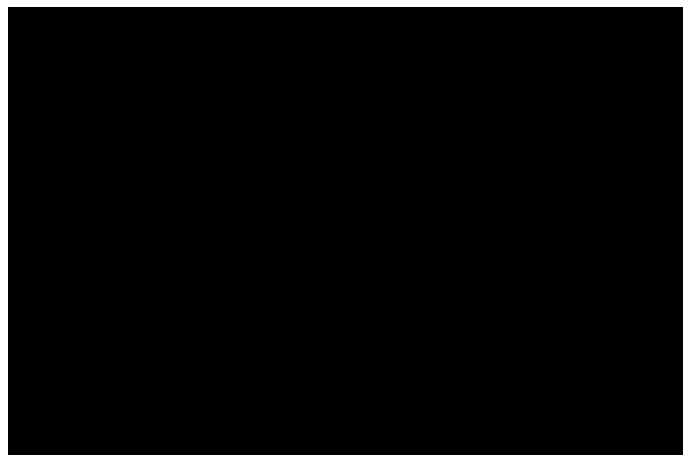
Approximate Gross Internal Area
46 sq m / 495 sq ft



This floor plan is for representation purposes only and is not drawn to scale. Whilst every attempt has been made to ensure its accuracy measurements are approximate only and should be checked before making any decisions reliant upon them.
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(ID305904)



- Ground Floor Purpose Built Apartment
- Between Wimbledon Town & South Wimbledon
- Large Wardrobe
- Will Be Redecorating Prior To The New Tenancy
- Wood Laminate Flooring
- One months advance rent
- Five weeks security deposit
- Holding deposit = one weeks rent
- EPC Rating D
- 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		
England & Wales		EU Directive 2002/91/EC