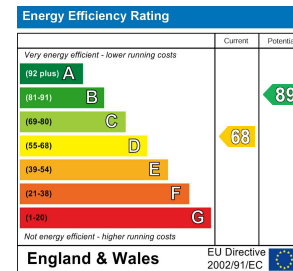


## Belmont Avenue New Malden, KT3 6QD



**£2,750 Per Month:**

RECENTLY REFURBISHED AND EXTENDED FOUR BEDROOM, THREE BATHROOM HOUSE

Very large and spacious four bedroom, three bathroom house with ground floor and loft extensions. Located just 0.3 miles to Motspur Park train station, and in an excellent location for local schools including Sacred Heart Primary School, Burlington Primary School, Raynes Park High School and Coombe Boys.

The property benefits from laminate flooring throughout, and consists of a front reception room (could be used as a fifth bedroom), large open plan kitchen/family room, and ground floor shower room with WC. Over the first and second floor are three spacious double bedrooms, principle with en-suite shower room, family bathroom on the first floor, and fourth single room.

EPC band D. Council tax band D.



### SPECIFICATION:

- Spacious throughout
- Four bedrooms, three bathrooms
- Wood laminate flooring throughout
- 0.3 miles to Motspur Park train station
- Close to a range of local schools
- First months rent in advance
- Five weeks security deposit
- Holding deposit = one weeks rent
- EPC band D
- Council tax band D