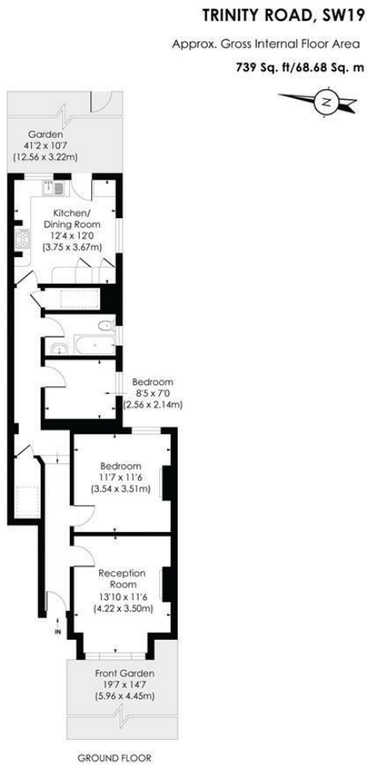

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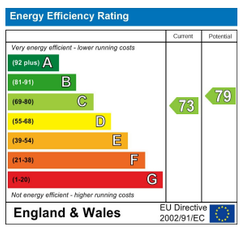
This floor plan has been prepared for the purpose of illustration only in accordance with the latest RICS code of measuring practice and is not to scale. All measurements and areas are approximate and whilst every effort has been made to ensure the accuracy of the plan contained here, no responsibility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



Ellisons

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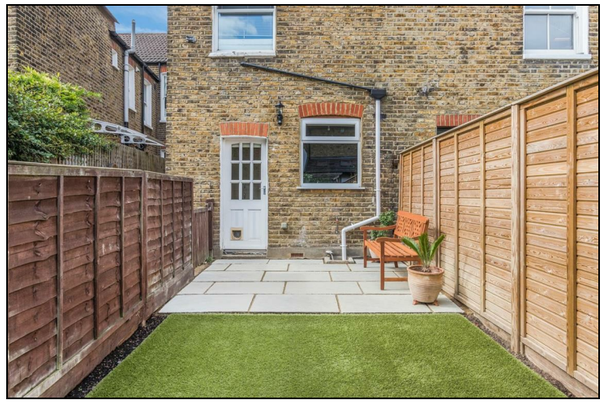
Wimbledon, SW19 8QZ

£2,600 PCM:

BEAUTIFUL GROUND FLOOR TWO BEDROOM MAISONETTE
WITH PRIVATE GARDEN

Raynes Park T 020 8944 9595 Morden T 020 8543 1166 Colliers Wood T 020 8544 0518 Wimbledon T 020 8944 9494

BEAUTIFUL two bedroom GROUND FLOOR Victorian maisonette with LANDSCAPED PRIVATE GARDEN. Located just two minutes walk from South Park Gardens, close to Trinity Primary School, and a short walk from both Wimbledon station and town centre, and South Wimbledon tube. Comprising reception room, large principal bedroom, spacious second bedroom, modern fitted bathroom, and inviting kitchen/breakfast room with direct access to the private rear garden.
EPC band C. Council tax band D.



SPECIFICATION:

- Stunning Period Ground Floor Maisonette
- Private Low Maintenance Rear Garden
- Large Kitchen Breakfast Room
- A Short Walk to Wimbledon & South Wimbledon Station
- A stones throw away from South Park Gardens
- First Months Rent in Advance
- Five Weeks Security Deposit
- Holding Deposit = One Weeks Rent
- Council Tax Band D
- EPC Rating C