



## Flat 12, 112 Westbourne Road, Broomhill, S10 2QT

Rent: £650.00 PCM

Deposit £650.00

UNFURNISHED - Photos are taken with tenants, in situ.

Tenancy: 3rd November 2025 - 2nd November 2026 (12 months)

Available to both students and professionals

Studio flat - 1st Floor


**£650 Per Month**

**Available: 3rd November 2025**

- Studio flat
- 1 bathroom, separate kitchen
- Appliances: washing machine, microwave, fridge/freezer
- Communal garden
- Good transport links
- Close to local amenities
- Free parking on site
- Tenancy dates: 3rd November 2025 - 2nd November 2026



Total Area: 30.2 m² ... 325 ft²

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>80</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>60</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		<b>67</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	<b>48</b>	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 