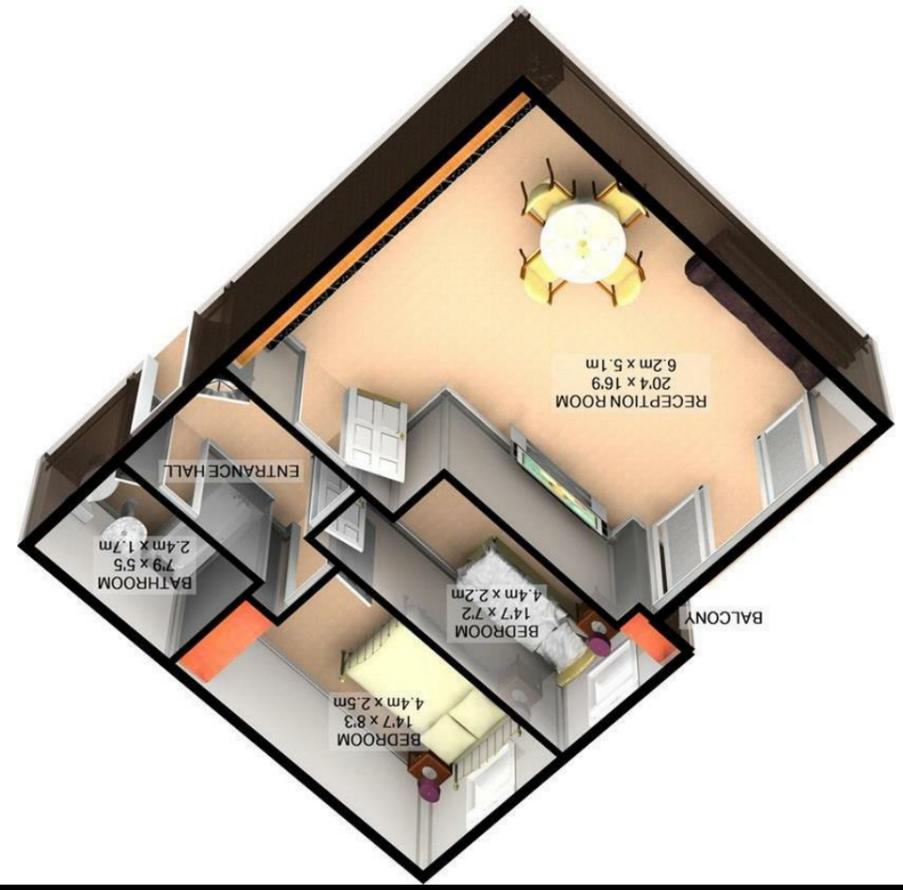


TOTAL APPROX. FLOOR AREA 600 SQ.FT. (55.8 SQ.M.)  
 For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale.  
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**SILVERMAN**  
**BLACK**  
 PROPERTY SPECIALISTS





### 3 Nicole Lodge

, SM5 3SR

**£1,300 Per Calendar Month**

Unfurnished. Available Mid July 2023. A spacious and well appointed two bedroom first floor luxury apartment in one of Carshalton's most prestigious and sought after residential developments. Built only about 4 years ago and ideally located within easy reach of both the Village Centre & Carshalton BR station, the development boasts gated underground parking, a good size communal patio garden, lift services to all floors and triple glazing as standard. The apartment affords a good size Living Room with a luxury fitted Kitchen, two bedrooms and a sizable family bathroom. Viewing is strongly recommended to appreciate this exceptional apartment.

- Available Mid July 2023
- Silverman Black are delighted to offer to market this First Floor 2 bedroom flat
- The development has a lift and underground parking
- Close to Carshalton BR Station and Carshalton Village
- Council Tax Band D
- Viewing Highly Recommended

