



**RAWLINSON
&WEBBER.**

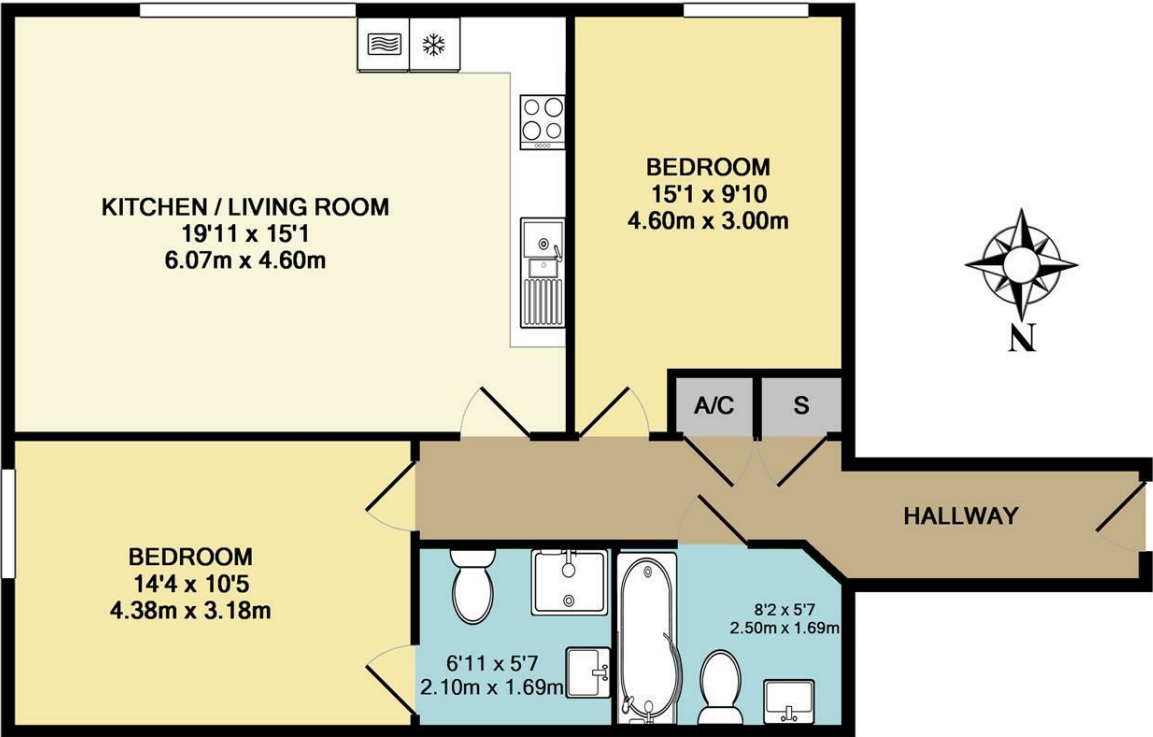
Kinsheron Place, East Molesey
£1,895 PCM Freehold

Property Description

Rawlinson and Webber are very pleased to offer available to rent, this stunning, two double bedroom apartment. Consisting of a large open plan kitchen / living room. One family bathroom and one shower room ensuite off the main bedroom. The property is part of a gated development with video entry and a lift. Your viewing is highly recommended. Double length allocated parking space on the forecourt of Topps Tiles

SITUATED in a sought-after East Molesey village location. Close to the River Thames and within easy access of excellent schools, shops & health and fitness clubs. Hampton Court Station (TFL ZONE 6 DIRECT TO LDN WATERLOO) and Bridge Road with its bustling café's, restaurants, boutiques and antique shops is only a short distance away. There is also a nearby bus service, connecting with Kingston and Walton upon Thames.

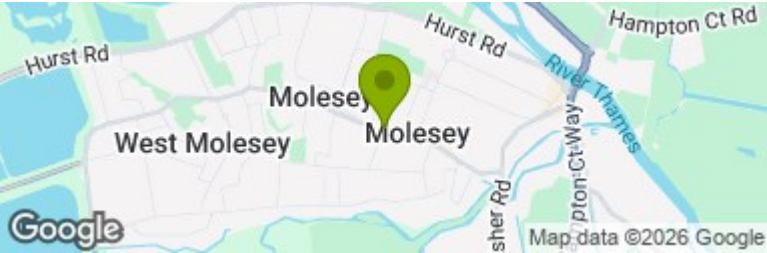
Features:
• LARGE TWO BED APARTMENT • MAIN BATHROOM • KITCHEN • EN SUITE SHOWER ROOM • TWO DOUBLE BEDROOMS • LIFT • VIDEO ENTRY • EAST MOLESEY VILLAGE • NEW CARPETS THROUGHOUT • REDECORATED THROUGHOUT



TOTAL APPROX. FLOOR AREA 818 SQ.FT. (76.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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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		

Council Tax Band
C

EPC Rating: