

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Shotfield

Wallington, SM6 0JB

£1,800 Per Month



AVAILABLE IMMEDIATELY, UNFURNISHED - Welcome to this beautifully refurbished three-bedroom ground floor flat which spans an impressive 804 square feet.

One of the standout features of this property is its location. Situated on a quiet side road, it is just a stone's throw away from Wallington High Street, where you will find a variety of shops, cafes, and local amenities, along with a mainline train station. This makes it an excellent choice for those who appreciate the convenience of urban living while enjoying a peaceful residential environment.

The flat is equipped with double glazing and gas central heating, ensuring warmth and energy efficiency throughout the year. Additionally, the property includes the added benefit of a garage, providing secure storage or a parking space.



## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.