

Lancaster Park Richmond TW10



Beyond your expectations

 $\pounds1,\!650$  Per Month - Available 31/10/2016

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Absolutely stunning one bedroom conversion apartment situated on a prime residential road in Richmond.

Apartment | Reception | Eat-in Kitchen | Bedroom | Shower room.

## Description

Stunning one bedroom conversion apartment situated in an enviable location close to Richmond Park, the high street and the station. This beautiful property has been completely refurbished throughout and benefits from a stylish eat-in kitchen with range cooker, a large bedroom with fitted wardrobes, a superb reception room with feature fireplace and a modern shower room.

### Furnishing

Unfurnished



Reception



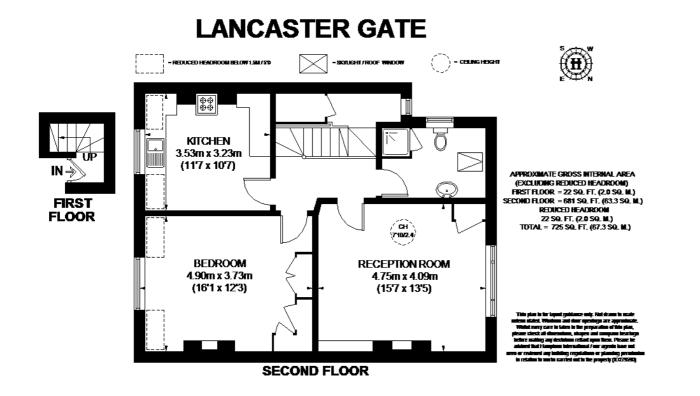
Bedroom

#### Hamptons Richmond Lettings

8 The Quadrant Richmond TW9 1BP Tel: 020 8940 1199 - richmondlettings@hamptons-int.com www.hamptons.co.uk



**Energy Performance Certificate** 



€ 936 Potential future £ 1,671 over 3 yes E 780 over 3 Hot Wate £ 288 over 3 years E 240 over 3 yea Totals E 2,103 E 1,167 These figures show how much the average household would spend in this p energy use for running appliances like TVs, computers The graph shows the current energ The higher the rating the lower your fuel bills are like Typical savings over 3 years Indicative cost Green Deal £4,000 - £14,000 £ 603 0 2 Draught proc 680-6120 £ 24 £2,200 - £3,000 £ 168

For clarification, we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not verified permissions, nor carried out a survey, tested the services, appliances and specific fittings. Room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for carpets and furnishings. It should also be noted that all fixtures and fittings, carpeted, curtains/blinds, kitchen equipment and garden statuary, whether fitted or not, are deemed removable by the vendor unless specifically itemised with these particulars.

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