

TO LET

£1,200 pcm



## First Floor Flat 70 Woodville Road, Thornton Heath, Surrey. CR7 8LJ

- One Bedroom
- First Floor
- Newly Refurbished
- New Kitchen
- All Appliances
- New Carpets
- Good Size
- Available Now



Kingsbury Property Services  
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### PROPERTY DESCRIPTION

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A newly refurbished first floor conversion flat situated close to Thornton Heath High Street and station with new kitchen and shower room, new décor, new carpets and available now. Unfurnished but includes appliances. Please note tenant fees of £252 incl vat applies



## ROOM DESCRIPTIONS

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### **First Floor**

#### **Entrance**

Front door to communal entrance and then front door and stairs to First Floor Landing with loft access

#### **Lounge**

Large lounge to front with new carpet, double glazed bay window, fireplace surround, built in shelving

#### **Kitchen**

New fully fitted kitchen with washing machine, oven and hob and fridge.

#### **Bedroom**

Double bedroom with double glazed window, built in wardrobe cupboards.

#### **Shower Room**

Newly fitted shower with wash hand basin and low level wc

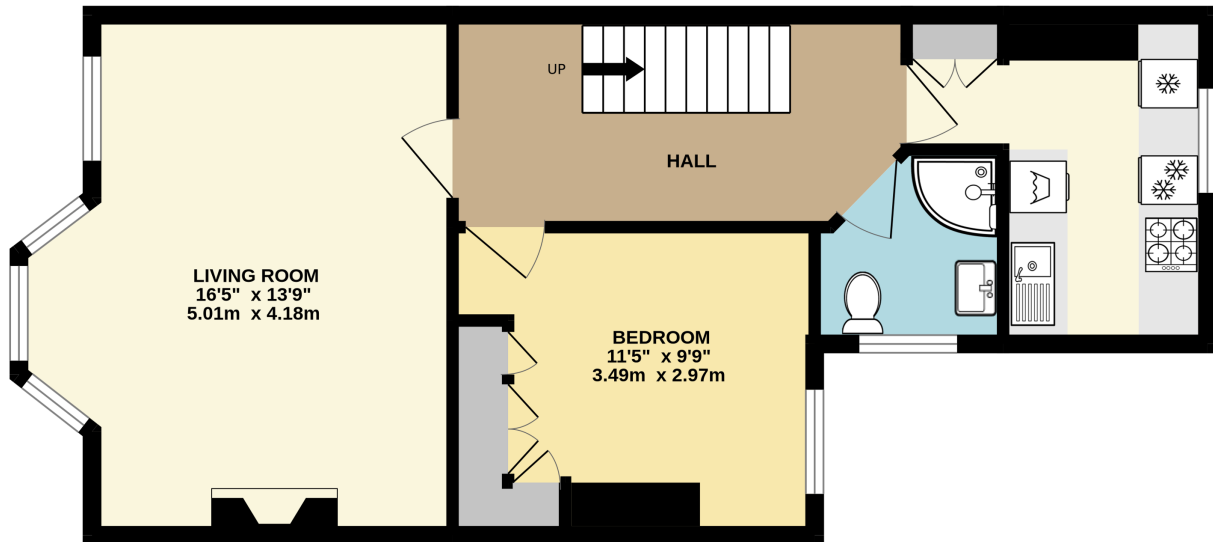
#### **Deposit**

Deposit of 1 months rent which will be placed in the DPS

#### **Tenant fees**

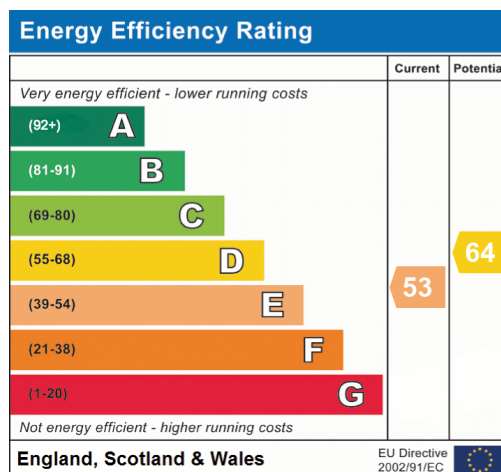
Tenant fees of £252 incl vat will apply to any tenant

## FIRST FLOOR 502 sq.ft. (46.6 sq.m.) approx.



TOTAL FLOOR AREA : 502 sq.ft. (46.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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