

## Elm Road New Malden KT3



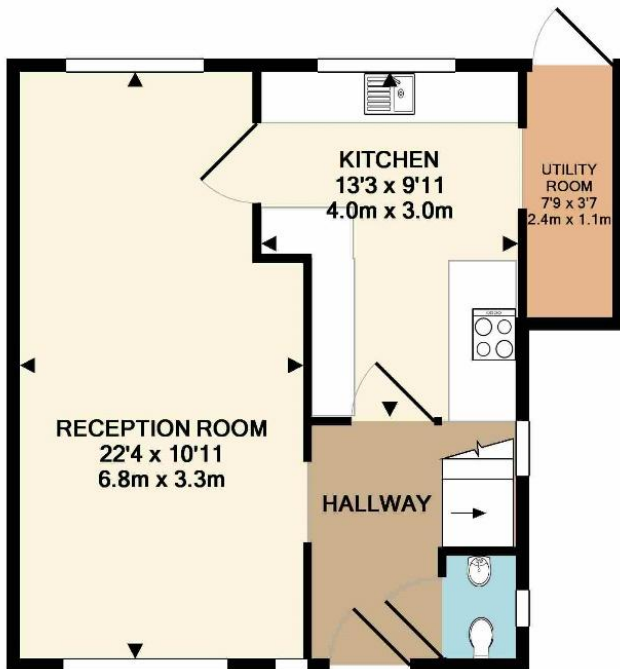
- **Three Double Bedrooms**
- **West Facing Garden**
- **Off Street Parking**
- **Sought after location**

**Price £2,900 pcm**

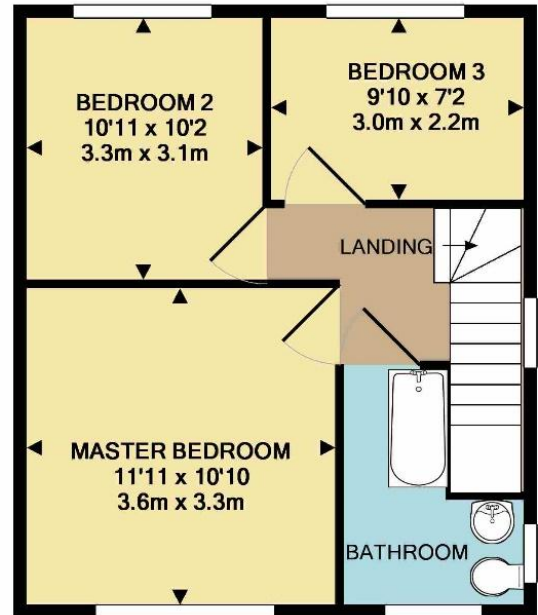
An excellent sized three bedroom semi-detached house with a west facing garden and off street parking for several cars. The house has been redecorated and the accommodation comprises a good size hallway with a downstairs toilet, a dual aspect reception room leading to a large, fitted kitchen with access to a utility area and garden and on the first floor there are three good sized bedrooms and a family bathroom. The property is located in a popular residential area overlooking Barton Green to the front and allotments to the rear and it is also within easy access of excellent schools, including Coombe Hill as well as both New Malden Station and High Street. The property is available now and unfurnished. EPC rating D. Council Tax Band E. Security Deposit £3,346 (based upon an asking price offer).







GROUND FLOOR  
APPROX. FLOOR  
AREA 457 SQ.FT.  
(42.4 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 423 SQ.FT.  
(39.3 SQ.M.)

TOTAL APPROX. FLOOR AREA 880 SQ.FT. (81.7 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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