

Milford Mews, Streatham Hill SW16

Borough: Lambeth

£1,300 pcm

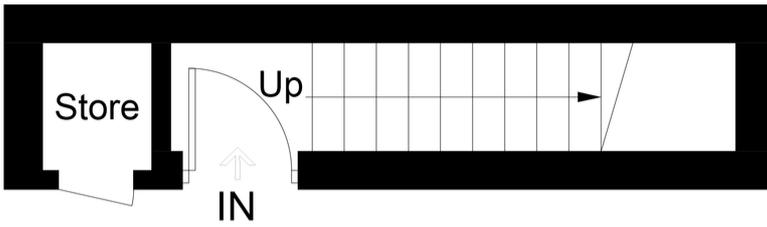
- One bedroom flat
- Off-street parking



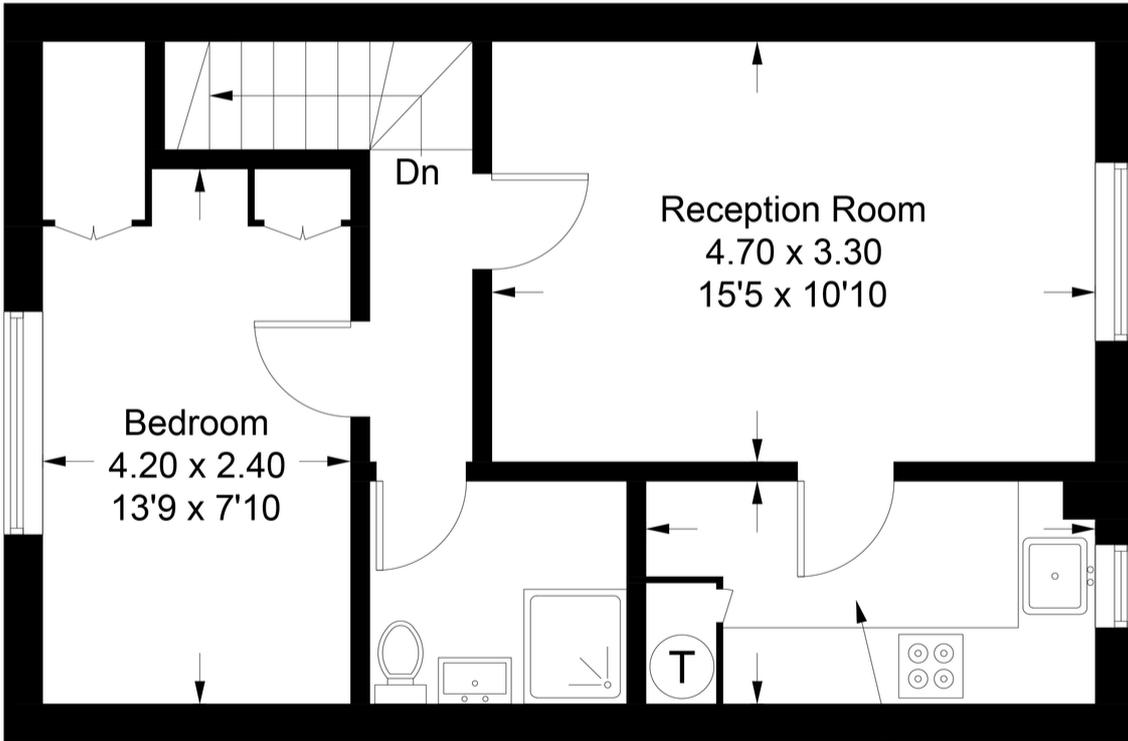
A beautifully presented one bedroom purpose built maisonette in a small well-kept and private development with off-street parking. The flat is on the first/top floor of the building has a private front door and is located close to excellent bus links and a short walk to Streatham Hill where there is a mainline station connecting to Victoria and a range of shops bars and restaurants. The flat is available first week of September.

Milford Mews

Approximate Gross Internal Area = 47.5 sq m / 511 sq ft

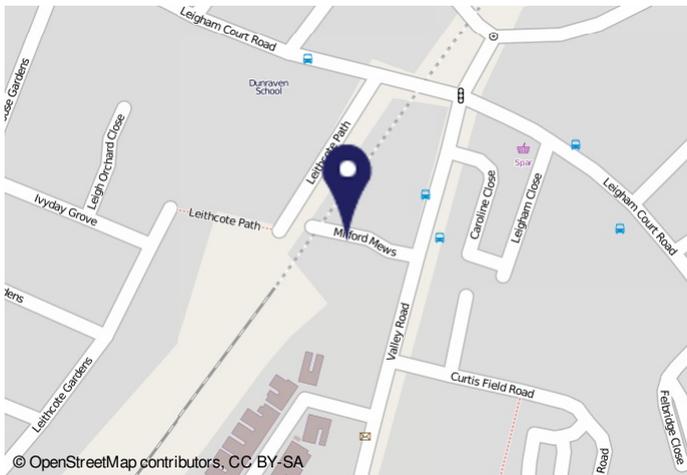


Ground Floor



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID657809)



Energy Performance Certificate

19, Milford Mews
LONDON, SW15 2UA

Dwelling type: Top-floor flat
Date of assessment: 20 April 2015
Date of certificate: 04 May 2015
Reference number: 081-2500-6549-0570-7471
Type of assessment: RPSAP, existing dwelling
Total floor area: 42 sq m

This home's performance is rated in terms of energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO₂) emissions.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
A	B	D	C

England & Wales

Estimated energy use, carbon dioxide (CO ₂) emissions and fuel costs of this home	Current	Potential
Energy use	490 kWh/m ² per year	367 kWh/m ² per year
Carbon dioxide emissions	3.1 tonnes per year	2.3 tonnes per year
Lighting	£26 per year	£26 per year
Heating	£352 per year	£252 per year
Hot water	£144 per year	£102 per year

The figures in the table above have been provided to enable prospective buyers and tenants to compare the fuel costs and carbon emissions of one home with another. To enable this comparison the figures have been calculated using standardised energy conditions (heating periods, room temperatures, etc.) that are the same for all homes, consequently they are unlikely to match an occupier's actual fuel bills and carbon emissions in practice. The figures do not include the impacts of the fuels used for cooking or running appliances, such as TV, fridge etc.; nor do they reflect the costs associated with service, maintenance or safety inspections. Always check the certificate date because fuel prices can change over time and energy saving recommendations will evolve.

To see how this home can achieve its potential rating please see the recommended measures.

Remember to look for the energy saving recommended logo when buying energy-efficient products. It's a quick and easy way to identify the most energy-efficient products on the market. This EPC and recommendations need only be given to the Energy Search Tools to provide you with information on improving your dwelling's energy performance.

Important Notice
In accordance with the Property Misdescriptions Act (1991) we have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.