

Pyrmont Grove, West Norwood SE27

Borough: Lambeth

£2,750 pcm

- Four bedrooms
- Eat- in kitchen



A beautiful presented four bedroom house situated on a quiet residential street. The property comprises of a large double reception room, eat-in kitchen with access onto a private garden, four bedrooms and two bathrooms. Pyrmont Grove is ideally located within close proximity of West Norwood station and the many cafes, bars and amenities of the high road. Available from 26th August.

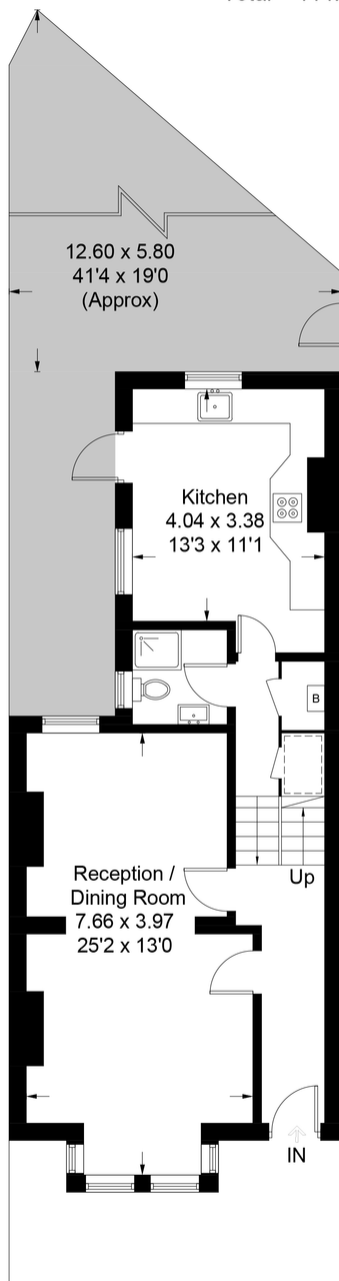
Rent (£2,750pcm), 5 week security Deposit (£3,170.00), 12 month tenancy. Council tax band D, Lambeth.

Pyrmont Road

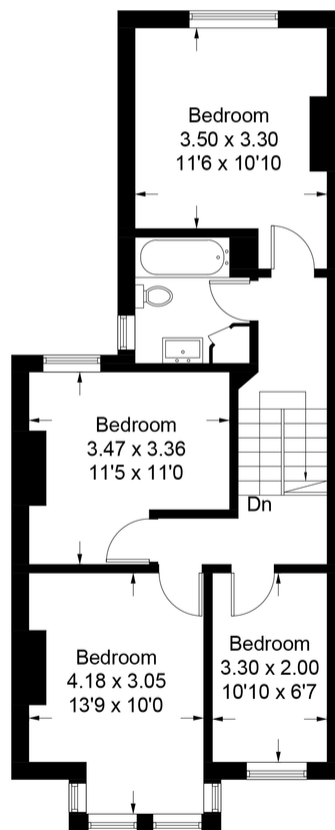
Approximate Gross Internal Area = 114 sq m / 1227 sq ft
 (Excluding Reduced Headroom)
 Reduced Headroom = 0.8 sq m / 9 sq ft
 Total = 114.8 sq m / 1236 sq ft



= Reduced headroom below 1.5m / 5'0



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. (ID607039)



Energy performance certificate (EPC)

15 PYRMONT GROVE LONDON SE22 8JQ	Energy rating D	Valid until 31 October 2019
Property type end-terrace house	Confirmation number 2221-1902-2309-8469-1294	
Total floor area 116 square metres		
Rules on letting this property		
Properties can be rented if they have an energy rating from A to E.		
If the property is rated F or G, it cannot be let, unless an exemption has been registered. You can read guidance for landlords or the Energy Performance Certificate (EPC) Regulations 2015 for more information.		
Energy efficiency rating for this property		
This property's current energy rating is D. It has the potential to be B.		
See how to improve the property'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.