



MILL POND CLOSE / SW8

**A BRIGHT AND SPACIOUS TWO DOUBLE BEDROOM FLAT,
LOCATED JUST A SHORT WALK FROM NINE ELMS TUBE STATION.**

The property is available unfurnished. There are two good sized double bedrooms with built in storage room and two bathrooms one with a separate shower and on with a bath, as well as a good sized open plan kitchen fitted with full appliances and ample storage room and living room area, perfect for guests.

Nine Elms Station (Northern line) is only a few minutes away, and there are also great bus links. This is very a popular spot as the River Thames and Vauxhall are very close by, with its very own parking space.

EPC: C | Tax Band: E

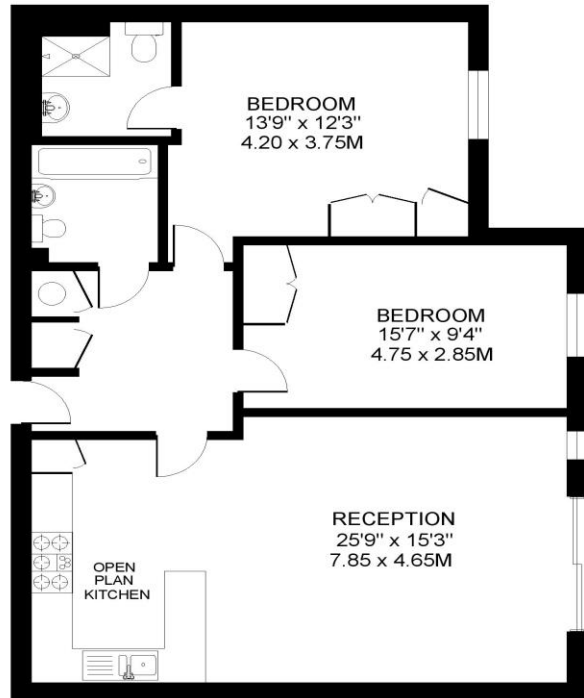


**TWO DOUBLE BEDROOMS |
SPACIOUS KITCHEN/LOUNGE AREA |
TWO BATHROOMS | UNFURNISHED**



MILL POND CLOSE
LONDON SW8

APPROXIMATE INTERNAL FLOOR (LIVING) AREA
909 SQ.FT / 84.4 SQ.M.



FIRST FLOOR

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This plan is proportionally correct, but not to a given scale, and is for guidance only, and must not be relied upon as a statement of fact.
All measurements and areas are approximate only, and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.
Where a room has a sloping ceiling, the dotted line marks 1.5m height, and the measurements are shown at floor level.

IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



ALL STATEMENTS CONTAINED IN THESE PARTICULARS AS TO THIS PROPERTY ARE MADE WITHOUT RESPONSIBILITY ON THE PART OF RAMPTON BASELEY ESTATE AGENTS

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