

TO LET

Martin & Co

The Parade, Epsom, KT18
£1,450 pcm




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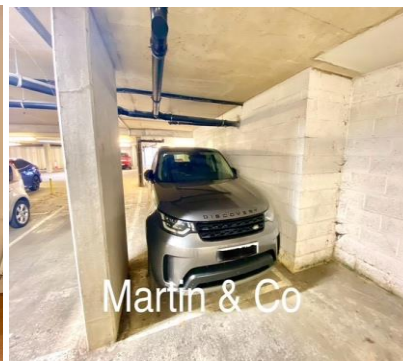
The Parade, Epsom, KT18

Deposit: £1,673

Unfurnished

- FIRST FLOOR WITH LIFT & ENTRY PHONE
- 1 BEDROOM CONTEMPORARY FLAT
- SECURE UNDERGROUND PARKING
- SPACIOUS RECEPTION - JULIET BALCONY
- KITCHEN + INTEGRATED APPLIANCES
- LUXURY MODERN BATHROOM
- COMMUNAL COURTYARD GARDENS
- NO CHAIN. KEYS HELD

Stunning 1 bedroom First Floor contemporary apartment with a good energy rating (Band B), attractive courtyard gardens, gated underground parking, situated in the heart of Epsom Town Centre. Easily accessible to Epsom Station, the Ashley shopping centre, local shops, cinema's, restaurants, hotels & thriving local markets. Lift & stairs to first floor, entrance hall, video entry phone, storage cupboard with W/D, spacious reception room, Juliet Balcony, stunning modern fitted kitchen & integrated appliances at the end. Large double bedroom, built-in wardrobes, superb modern bathroom, side ramp to secure parking. Gas central heating, double glazed sash windows, WELL PRESENTED & NO CHAIN. Please use parking the Ashley Shopping Centre when viewing, 5 minutes' walk. Epsom & Ewell Council Tax Band C = £2,148.30 PA. EPC Band B. Keys Held.



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Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.