











London Borough of Merton The guide price is available upon request

**Furnished** 



Available to rent is this brand new, first-floor apartment finished to a high standard.

Located on the first floor of this fantastic development, the flat is entered into the hallway, with a useful storage cupboard, which leads to the spacious kitchen/reception room that is fully fitted with an island/breakfast bar, ideal for entertaining. Two double bedrooms, one with an en-suite bathroom and one with a shower room and fitted wardrobes., complete this property.



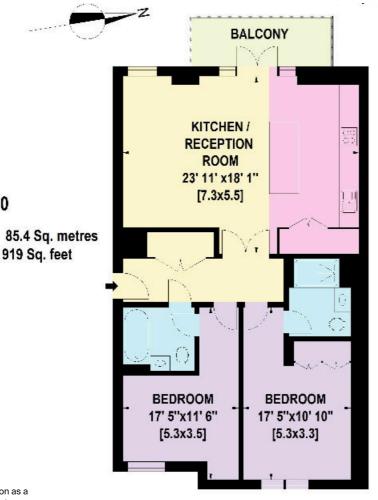












This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the Important Notice on the last page of the text of the Particulars

THE MANSIONS, SW20

Approximate Gross Internal Area:

the last page of the text of the Particulars

Knight Frank Wimbledon 81 High Street London SW19 5EG

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I would be delighted to tell you more.

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## arla|propertymark PROTECTED



## Connecting people & property, perfectly.

Location

clubs close by.

Copse Hill is very convenient for Wimbledon Village, Kings

College School and the railway station at Raynes Park. There are a number of other excellent schools in both the public and private sectors, several golf courses and tennis

Fixtures and fittings: Carpets, curtains, light fittings and other items fixed to the property land not fixed to the property look in any tenancy as evidenced in the inventory, unless specifically noted otherwise. All those items regarded as tenant's fixtures and fittings, are specifically excluded from any tenancy and will not be evidenced in the inventory.

**FIRST FLOOR** 

Important Notice: 1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Knight Frank LLP in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 3. Regulations etc: Any reference to alterations to, or use of, any part of one sonicy, as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 3. Regulations etc: Any reference to alterations to, or use of, any part of one sonicy part of the property dealt with and that all information is correct. 4. VAT: The VAT position relating to the property may change without notice. 5. To find out how we process Personal Data, pleases at https://www.knightfrank.com/legals/privacy-statement.

Particulars dated [January 2021]. Photographs and videos dated [December 2020]

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