



CROWN

LETS 4 U

TO LET



£700 Per Calendar Month + All Bills Inc.

Ground Floor Bed-Sit

Kensington Avenue, Thornton Heath

Crown lets 4u Estate Agents are proud to present a newly refurbished bungalow, ground floor self-contained modern Studio Flat/Bed Sit with en-suite shower room and open plan contemporary living space with all bills included. There are two shared modern kitchens and a beautiful rear garden. This property benefits from double glazed windows, gas central heating and wooden floorings throughout.

Located in Norbury, London, SW16 (Zone 3) off Green Lane or Norbury avenue, only a stone throw away from the Norbury Town Centre and only 2 minutes walk to Norbury BR Station. It only takes 20 minutes from Norbury BR Station to London Victoria Station and London Bridge Station. This property is on the doorstep to all the transport links of buses, trains running regularly to central London and very close to a large range of amenities as well as the High Street Banks and famous Restaurants.

Ideal for a single professional couple.

**FOR A SINGLE PERSON AT £700 PER MONTH OR
A COUPLE AT £750 PER MONTH**

FULLY FURNISHED

AVAILABLE NOW!

ALL BILLS INC

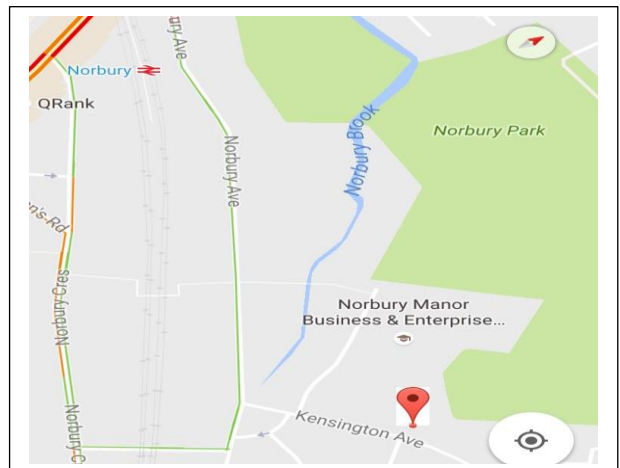
- Newly Refurbished
- Modern Bedsit/Studio
- Ground Floor
- En-suite Shower Room
- 2 Shared Modern Kitchens
- Double Glazed Windows
- Gas Central Heating
- Wooden Floorings
- Shared Garden
- Ideal for Professional
- Student Welcome
- Close to Norbury Station
- Close to High Street
- All Bills Included
- Free Internet



EPC

Energy Efficiency Rating		Environmental (CO ₂) Impact Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92-100) A		(92-100) A	
(81-91) B		(81-91) B	83
(69-80) C		(69-80) C	
(55-68) D	64	(55-68) D	58
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales EU Directive 2002/91/EC		England & Wales EU Directive 2002/91/EC	

MAP & POSTCODE: CR7 8BZ



Croydon Branch: 292 London Road, Croydon, Surrey, CR0 2TG

Tel: 020 8684 6677 **Tel:** 020 8764 1111 **Fax:** 0872 115 6090 **Email:** info@crowplets4u.co.uk

www.crowplets4u.co.uk