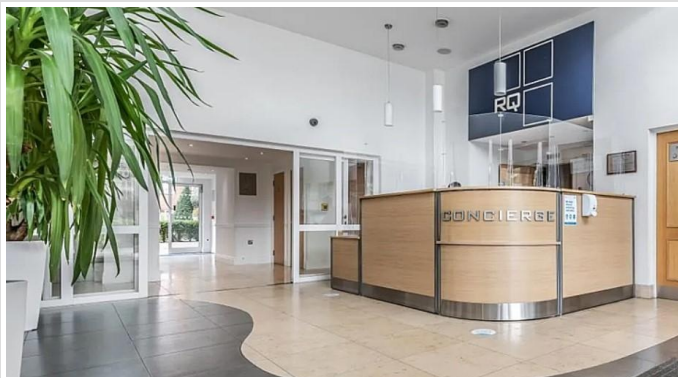




99Home Ltd.
99Home Ltd,
Sutton Business Centre,
Restmor Way,
Wallington,
SM6 7AH,
Phone :0203 5000 999
Email
:info@99home.co.uk

2 Bed Apartment In Garland House Royal Quarter, Seven Kings Way, Kingston Upon Thames, KT2 5AF

£2,200 Monthly





SHORT DESCRIPTION

Property Ref: 16918 Large 2 bedroom, 2 bathroom executive apartment in fantastic location, a few minutes walk from the mainline train station, central Kingston and the river. Located in the Royal Quarter development, with a modern gym, 24 concierge and with private gardens. Apartment has a balcony overlooking the communal courtyard. Available partially furnished, subject to referencing and credit checks. Property Type: Apartment Full Renting price: £2200.00 Pricing Options: Guide Price Tenure: 12 months Council tax band: E EPC rating: C Measurement: 707 sq.ft. Outside Space: Balcony Heating Type: Electric Heating

2

Bed Room(s)

2

Bath Room(s)

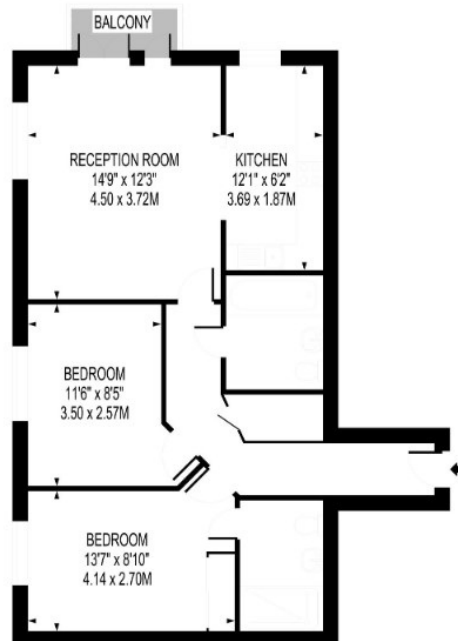
1

Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.

APPROXIMATE GROSS INTERNAL FLOOR AREA : 707 SQ FT- 65.68 SQ M



SECOND FLOOR

FOR ILLUSTRATION PURPOSES ONLY

EPC GRAPH

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.

Valid until 23 June 2034	Certificate number 0261-0212-0304-3003-8800
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Property type	Mid-floor flat
Total floor area	62 square metres

Rules on letting this property

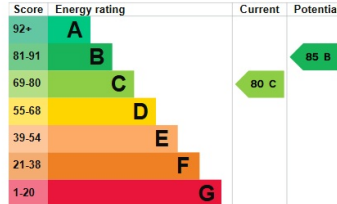
Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](#).

Energy rating and score

This property's energy rating is C. It has the potential to be B.

[See how to improve this property's energy efficiency.](#)



The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60

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