



## 16 Windermere Way West Drayton Middlesex UB7 8LX

£925 Per Calendar Month Unfurnished

- Terraced one bed house • Contemporary fitted kitchen • Modern bathroom • Double glazing • Large garden • One allocated parking space

An opportunity to rent a one bedroom terraced house which is conveniently located in a popular residential area of Yiewsley. The well planned accommodation comprises an entrance lobby, good sized living room, comprehensively fitted kitchen including appliances, contemporary style bathroom with shower over bath and bedroom with built in wardrobe. Externally there is a private garden featuring a mature Walnut tree and shed. Further benefits include Economy 7 heating, double glazing and one allocated parking space. Council tax band B. Available from 3rd October 2020 on a 12 month tenancy.

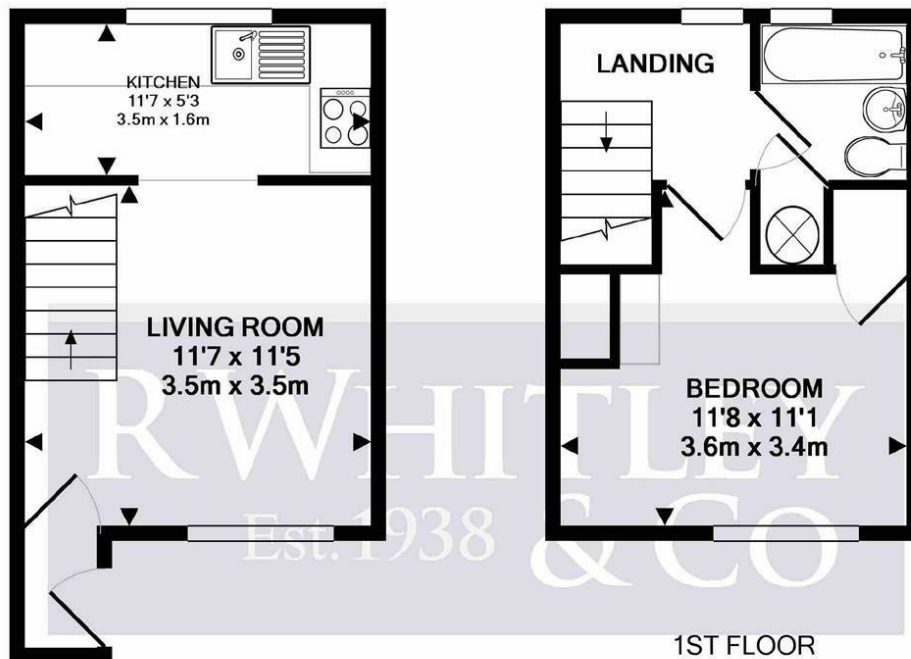
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		90
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	60	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



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**RWHITLEY**  
Est. 1938 & Co



GROUND FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given  
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For clarification we wish to inform prospective tenants that we have prepared these particulars as a general guide only. No responsibility is taken for any errors, omissions or mis-statements. The property may be left furnished, part furnished or unfurnished and it should not be assumed that the furnishings, floor coverings (including fitted carpets), curtains, blinds and other window dressings, furnishing (fitted or otherwise) and the white goods as seen at the time of viewing are to be included in the tenancy. These particulars do not constitute nor constitute any part of an offer or contract and are issued upon the understanding that all negotiations are conducted through R Whitley & Co.



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