

# Rolfe East



## Nelson Road, TW2

£1,400 pcm

- Ground Floor Apartment
- Newly Refurbished
- One Double Bedroom
- Bright and Spacious



GROUND FLOOR  
GROSS INTERNAL  
FLOOR AREA 523 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA: 523 SQ FT/ 49 SQM



This plan is for illustrative purposes only and should be used as such by any prospective client.

Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement.

The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

PROPERTY PHOTO PLANS  
THE FIRST STEP FOR PROPERTY BUYERS

## Viewings

Viewings by arrangement only.  
Call 020 8840 7707 to make an appointment.

## Council Tax Band

New Build

## EPC Rating:

B

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