

## High Street Banstead, Surrey SM7 2NE

**\*\*SINGLE OCCUPIERS ONLY\*\*** WILLIAMS HARLOW ARE PLEASED TO PRESENT THIS ONE DOUBLE BEDROOM APARTMENT TO THE MARKET. Ideally located on Banstead High Street close to all the local amenities, the apartment consists of one double bedroom, bathroom and an open-plan kitchen-lounge all maintained to a good standard. Further benefits include gas central heating, a communal outside terrace and an allocated car parking space. Available from late-October on an unfurnished basis.

**£1,100 PCM Unfurnished**



## ENTRANCE

Secure phone-entry

## TERRACE

Wooden decked communal terrace

## FRONT DOOR

Private front door to the apartment leading to..

## BEDROOM

Double size bedroom with built-in wardrobes, good condition carpets and sash window

## KITCHEN-LOUNGE

Open plan kitchen-lounge with integrated appliances and original sash windows with secondary glazing

## BATHROOM

New bathroom suite with shower cubicle, WC, basin and heated towel rail

## CAR PARKING

Allocated car parking space located next to the secure entry

## COUNCIL TAX

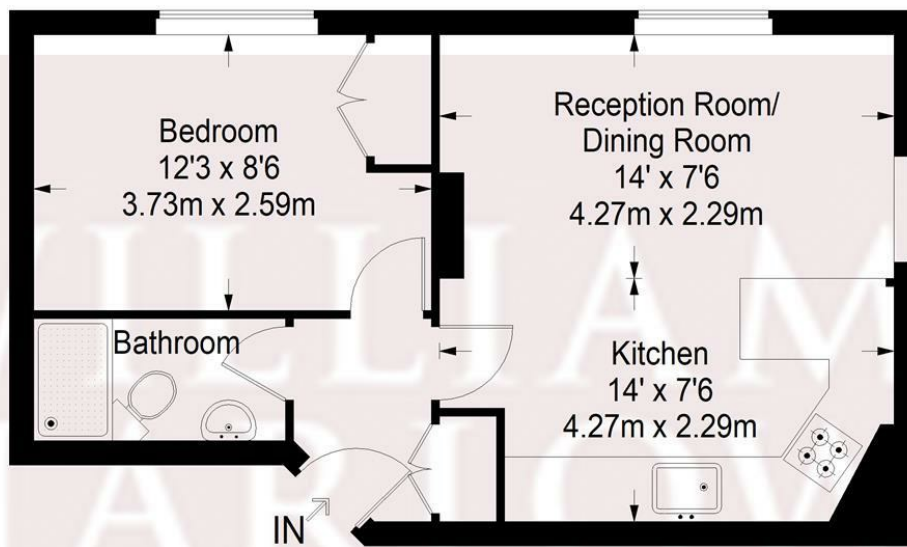
Council Tax Band C (£2,176.70) 2025 / 26







## High Street, Banstead

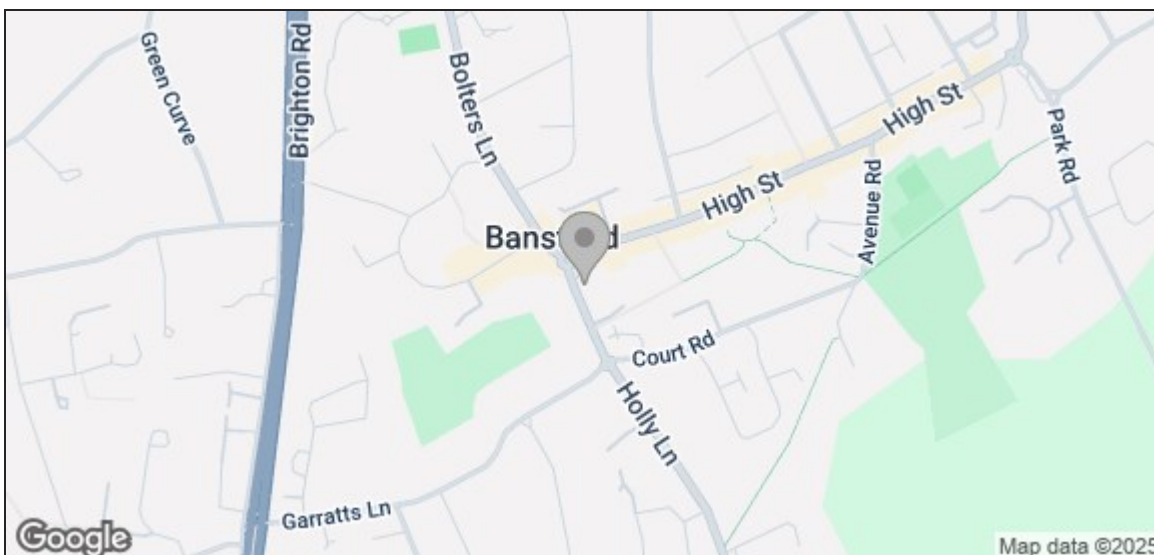


**First Floor = 376 sq ft**

Approximate Gross Internal Area  
FIRST FLOOR = 376 sq ft / 34.93 sq m  
Total = 376 sq ft / 34.93 sq m



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID357409)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-36) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	66	72
	EU Directive 2002/91/EC	