



Flat

# STUDIO, 2 WINEY CLOSE, CHESSINGTON, KT9 2SP

Per Month

## £1,500

### FEATURES

- All-Inclusive Bills: Covers council tax, gas, water rates & broadband (electricity excluded).
- Underfloor Heating: Provides efficient and cozy warmth throughout the property.
- Fully Equipped: Includes a washing machine, gas hob, dishwasher, and ample storage.
- Modern Design: Stylish new build studio with a sleek layout and contemporary finishes.



# 1 Bedroom Flat located in Chessington


\*\*\*Rent Includes Bills \*\*\* This modern new-build offers a perfect blend of style and convenience, ideal for a couple or single occupant. It features underfloor heating, ample storage, and essential appliances, including a washing machine, gas hob, and dishwasher. A sleek shower room with a toilet adds to the property's appeal. Rent is inclusive of council tax, gas, broadband and water rates, ensuring affordable living.

Located on a peaceful cul-de-sac in a quiet residential area, the property is surrounded by well-maintained homes, creating a friendly neighborhood atmosphere, while remaining close to local amenities and transport links, making it a comfortable and practical choice for modern living.

Viewing is a must

Call us on  
**020 8396 7171**  
**hello@newbrix.co.uk**

Council Tax Band  
**Exempt**

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>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

