

# URBAN lettings



## Matrimony Place, London, SW4 0DZ

£3,000 Per Month

- Measuring Approx. 907 sq. ft.
- Video Intercom & Alarm System
- Private Patio garden
- Short Walk to Clapham Common & Clapham High Street
- Quiet & Secluded Spot
- Energy Efficient New Build
- Two Luxury Bathrooms
- Detached Property with Private Entrance
- Large Open Plan Living Space
- Underfloor Heating & Double Glazing

## Directions

## Viewings

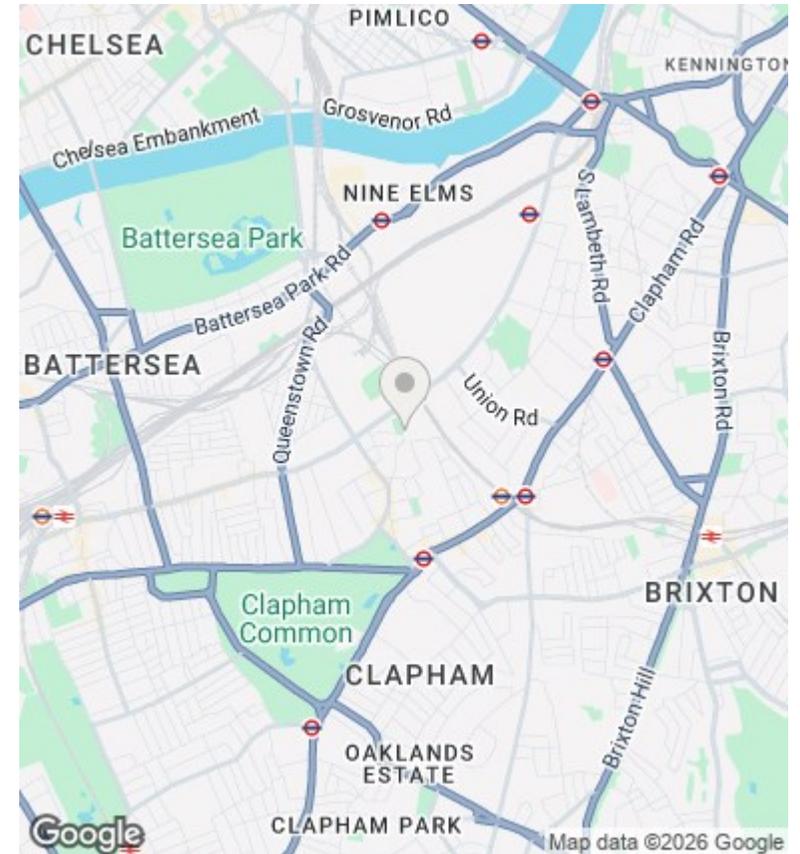
Viewings by arrangement only. Call 020 7585 2761 to make an appointment.

## Council Tax Band

C

## EPC Rating:

B



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			94
(81-91) <b>B</b>		82	
(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>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	