

# Kennedys'

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kennedys-ipa.co.uk  
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Flat 1 Tower Court, 1 Tower  
Road  
Tadworth  
KT20 5QY

Kennedys Lettings Ltd are delighted to offer this superb two bedroom apartment which provides contemporary and spacious living accommodation situated within close proximity of Tadworth railway station, shops and amenities. Available early November on Unfurnished basis.

£1,625 Per  
Month



2



1



1



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- Modern two-bedroom ground floor apartment
- Convenient Tadworth location
- Private terrace
- One allocated parking space
- Unfurnished
- Available early November



# PROPERTY DESCRIPTION

We are delighted to offer this modern two bedroom ground floor apartment conveniently located in Tadworth within easy reach of the mainline station and local shops.

Accommodation comprises a good size lounge with wall mounted electric fire and plantation shutters, a fully fitted kitchen with gas hob, single oven, microwave oven, washing machine and dishwasher, two double bedrooms and modern style bathroom with shower over the bath. Hallway with storage cupboard.

Other benefits are double glazing and Gas central heating.

Outside areas: Private terrace, communal Gardens and one allocated parking space at the rear of the property.

Available early November, unfurnished

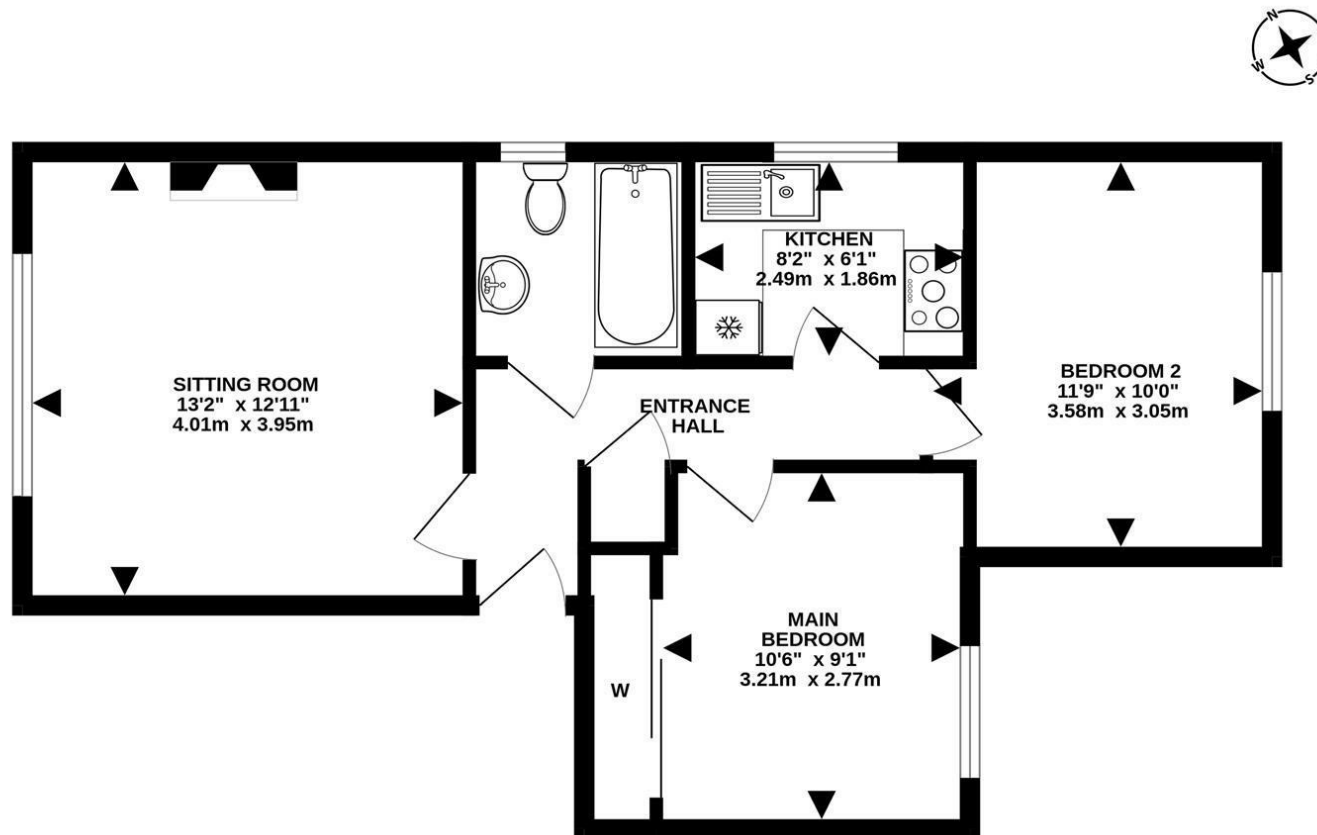






PROPERTY  
DESCRIPTION

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| 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>                            | 64      | 72        |
| (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                     |         |           |

TOTAL FLOOR AREA : 533 sq.ft. (49.5 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only  
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# Flat 1 Tower Court, 1

If you would like to arrange a viewing, please call a member of the Kennedys sales team on 01737 817718

TENURE:  
EPC RATING: D  
COUNCIL: Reigate and  
Banstead  
TAX BAND: D

These particulars, whilst believed to be accurate are set out as a general guide only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in Kennedys' has the authority to make or give any representation or warranty in respect of the property.



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