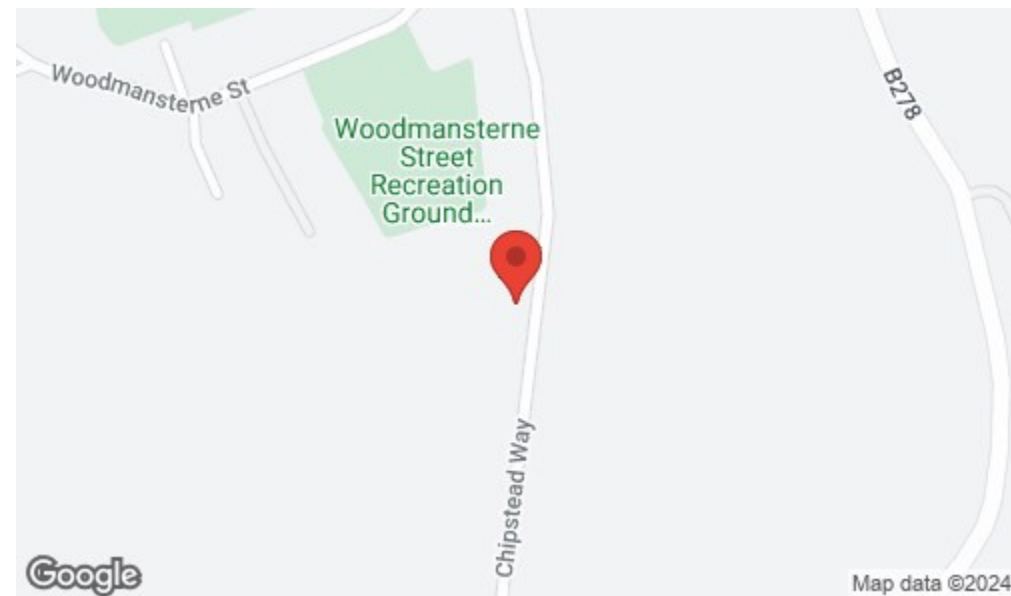


## Location

### Location Map



### Important Note

Centro Residential Sales and Lettings limited have not tested any services, heating system, electrical system, appliances, fixtures and fittings, that may be included in this property and would advise interested parties to satisfy themselves as to their condition or investigating the presence of any deleterious materials.

Viewing: Strictly by appointment through:

**CENTRO RESIDENTIAL SALES AND LETTINGS LIMITED**

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**£2,000 Per Month -**  
Chipstead Way, Banstead, SM7 3JP



### Description

- Semi-Detached
- Three Bedrooms
- Double Reception Room
- Modern Kitchen
- Private Garden
- New Carpets
- Newly Decorated
- Council Tax Band D
- EPC Rating D

### Features

- Gas Central Heating
- Double Glazing
- Newly Flooring

### What you need to know

- Term: 12 months
- Rent: £2000pcm exclusive of bills
- Security deposit: £2307.00
- Council Tax Band D
- Energy Rating: D



## Accommodation

### Additional Photo



All dimensions and measurements are approximate and for guidance only.

### Just Centro's Opinion...

Welcome to your new home in the charming village of Woodmansterne! This delightful 3-bedroom semi-detached residence is now available for rent, offering a perfect blend of comfort, style, and modern living. Nestled in a peaceful neighborhood.

The ground floor boasts a double reception room fitted with brand new carpets, providing ample space for living and dining areas.

Fully Fitted Kitchen: The heart of this home is the fully equipped kitchen, featuring modern appliances and ample counter space.

Three Bedrooms: Unwind in the spacious and well-lit three bedrooms, with the master bedroom providing built-in wardrobes, each thoughtfully designed to provide a cozy retreat. The newly laid carpets add a touch of luxury and warmth.

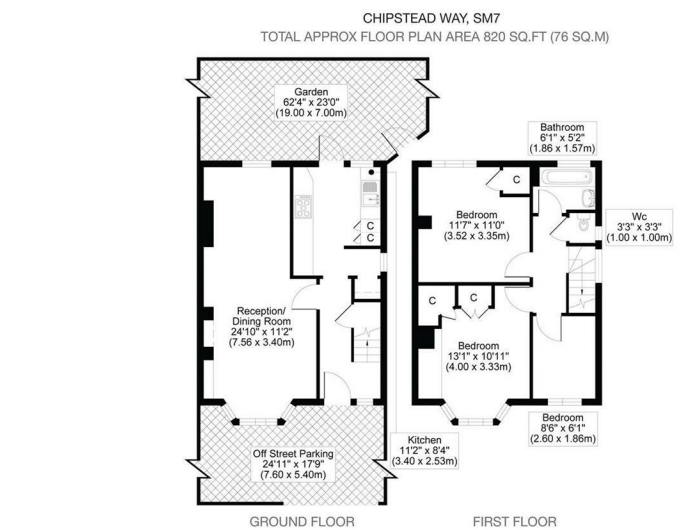
Private Garden: Step outside to discover a private garden, access available through the reception room or the kitchen, creating a tranquil escape where you can enjoy outdoor activities or simply savor a morning coffee. The well-maintained green space is an extension of your living area and comes with grassed and patio area.

### EPC Graph

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			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(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 environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

### Floor Plan



All measurements, walls, doors, windows, fittings and their appliances, their size and locations are shown conventionally and are approximate only and cannot be regarded as being a representation either by the seller or his agent.

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