

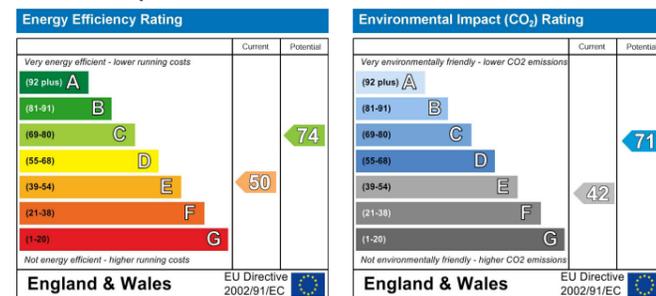
## Location

SM2 7AY - From Station Way turn left onto Upper Mulgrave Road and the property can be found on the left hand side.

## Location Map



## EPC Graph



### 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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# £1,850 Per Month - 13th December 2025

## Upper Mulgrave Road, Cheam, Surrey SM2 7AY



## Description

- Two reception rooms
- Kitchen
- Separate W/C
- Two double bedrooms
- Study/dressing room
- Unfurnished



## Features

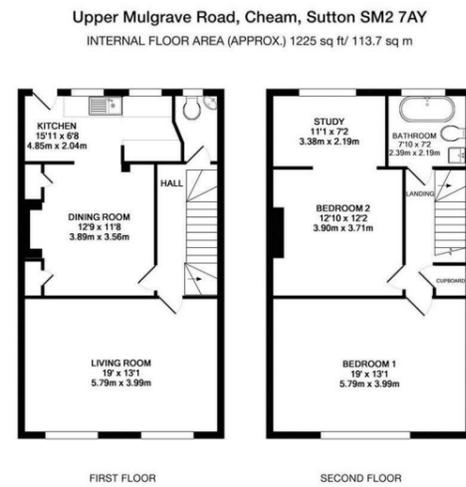
- Gas central heating
- Double glazing
- Neutral decor

## What you need to know

- Term: 12 months
- Rent: £1850pcm exclusive of bills
- Security deposit: £2134.00
- Council Tax band: C
- Energy Rating: E



## Floor Plan



Whilst every attempt has been made to ensure the accuracy of this floor plan, measurement of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. Made with Metropix © 2018.

For illustration purposes only



All dimensions and measurements are approximate and for guidance only.

### *Just Centro's Opinion...*

Located on Upper Mulgrave Road in Cheam, Sutton, this split-level apartment offers practical accommodation arranged over two floors. It includes two well-proportioned bedrooms, with the option to use the front-aspect living room as a third bedroom if required.

The ground floor features an entrance hallway, a spacious living room, a separate dining/family room, a fitted kitchen, and a separate W/C.

On the top floor are two double bedrooms. One has access to a study/dressing room. A separate family bathroom completes the upper level.

The property is within walking distance of Cheam Village, offering shops, restaurants, and mainline rail services. It is offered unfurnished and is available for viewing now.

## Additional Photos

