



 **1**  
**Bedroom**

 **1**  
**Bathroom**

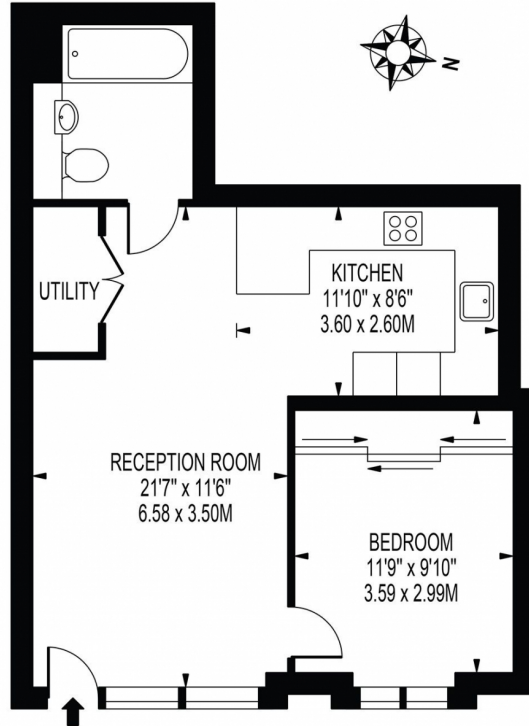


Situated within a well maintained modern development, only a 5 minute walk to Wimbledon Mainline Station and the plethora of amenities on the High Street, this bright and spacious apartment boasts high-spec, luxury living throughout, consisting of; a fully fitted open plan kitchen, living room, bathroom and double bedroom. Further benefits include communal gardens

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**Available 02/02/2023**

**MULHOLLAND HOUSE**  
APPROXIMATE GROSS INTERNAL FLOOR AREA: 514 SQ FT - 47.78 SQ M



**GROUND FLOOR**  
FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT. ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT. ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) <b>A</b>			
(81-91) <b>B</b>		85	85
(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, Scotland &amp; Wales</b>		EU Directive 2002/91/EC 