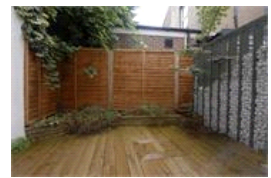


Stillness Road, SE23 (1 bedroom Flat)

£1,350/month



property description

Stillness Road is a residential road just a short walk from Honor Oak Park station and all of the independent shops, bars and restaurants the area has to offer. The flat is a newly converted ground floor one bedroom flat fitted with contemporary fixtures throughout and benefits from a lovely decked patio garden. Comprising an open plan kitchen and living room, modern fitted kitchen and bathroom. Available ASAP. Furnished/ Part Furnished

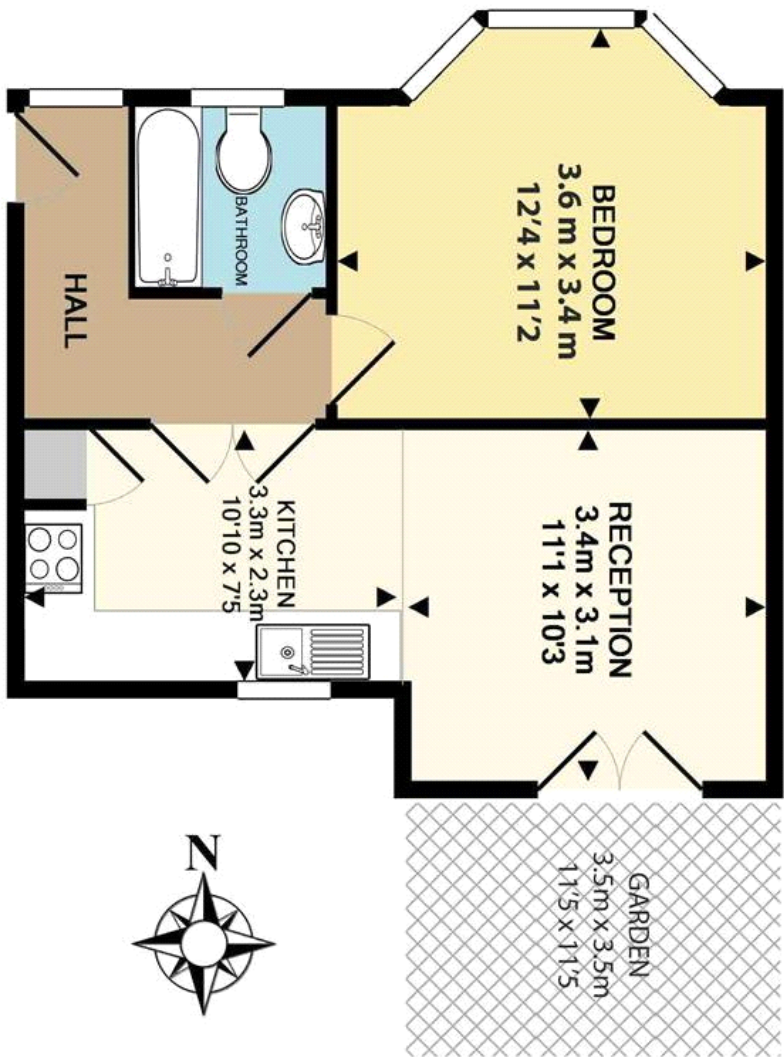
property features

- One double bedroom flat in this stunning period house
- Private decked patio garden
- Open plan kitchen reception room
- Furnished/ Part furnished
- Fully fitted bathroom
- Five minute walk to Honor Oak Park Station
- Available ASAP

Stillness Road, SE23 (1 bedroom Flat)

£1,350/month





Whilst every effort is made to accurately reproduce these floor plans, measurements are approximate, not to scale and for illustrative purposes only. © Dulwich Energy Assessors Ltd

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Energy Performance Certificate

Property type: End terrace (3 or 4 fls)
 Date of assessment: 10 May 2011
 SAP version: 9.4.0
 Type of assessment: Full
 Date of completion: 10 May 2011
 SAP version: 9.4.0
 Type of assessment: Full

This home's performance is rated in terms of the energy rate per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO₂) emissions.

Energy Efficiency Rating

Current Performance: **C**
 Potential Performance: **B**

Energy rate per square metre of floor area (kWh/m²/year):
 Current: 105
 Potential: 85

CO₂ emissions per square metre of floor area (kg/m²/year):
 Current: 105
 Potential: 85

Environmental Impact (CO₂) Rating

Current Performance: **C**
 Potential Performance: **B**

CO₂ emissions per square metre of floor area (kg/m²/year):
 Current: 105
 Potential: 85

Estimated energy use, carbon dioxide (CO₂) emissions and fuel costs of this home

Energy use	Current	Potential
Electricity	4,400 kWh per year	4,400 kWh per year
Gas	10,000 kWh per year	10,000 kWh per year
CO ₂ emissions	10,000 kg per year	10,000 kg per year
CO ₂ emissions	10,000 kg per year	10,000 kg per year

The figure for the electricity use shown above is based on the assumption that the home is occupied by a single person. The figure for the gas use shown above is based on the assumption that the home is occupied by a single person. The figure for the CO₂ emissions shown above is based on the assumption that the home is occupied by a single person. The figure for the CO₂ emissions shown above is based on the assumption that the home is occupied by a single person.

For Full EPC information, click [here](#)