



JAMES
ANDERSON



TO LET

Pettiward Close, Putney, SW15

£2,400 Per Month

Per Month

The property comprises spacious lounge with separate dining area opening onto a private rear garden, modern fitted kitchen, two spacious double bedrooms and bathroom. This home also has a rare and highly sought after allocated parking space.



Two Double Bedrooms



One Bathroom



Large Reception Room



Modern Kitchen



EPC Rating C / Council Tax E / Holding Deposit £553.84



Putney Train Station



Falcon Girls School



Off Street Parking



Unfurnished

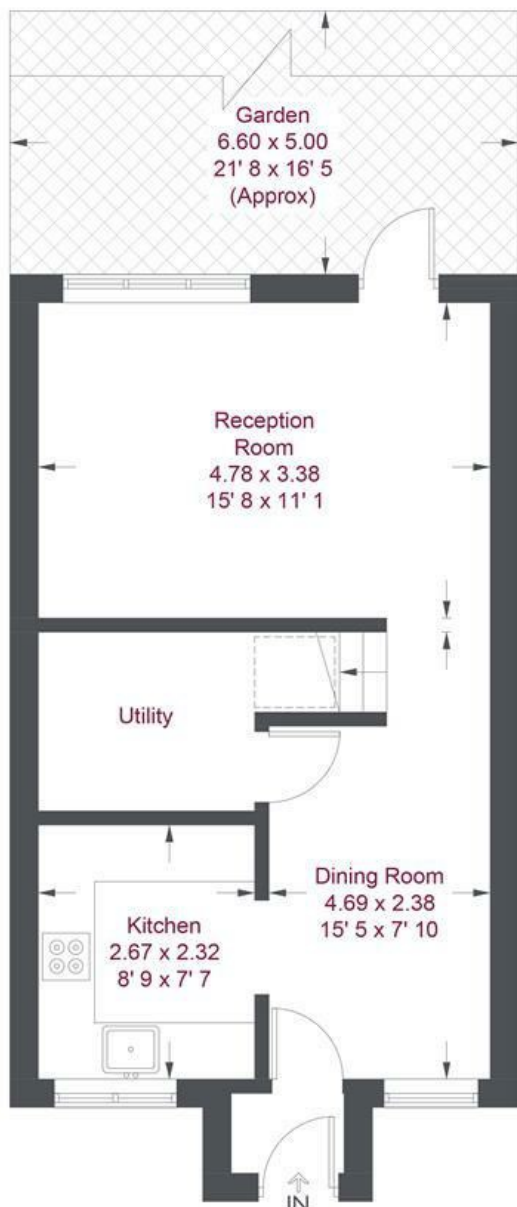


Minimum Term 12 Months / Deposit £2769.23




OPEN 7 DAYS A WEEK • Weekdays until 9pm • Weekends until 5pm

0208 785 4400



Ground Floor
456 sq ft / 42.4 sq m
(Including Reduced Headroom)

 = Reduced headroom below 1.5m / 5'0



First Floor
440 sq ft / 40.9 sq m




Pettward Close


Approximate Gross Internal Area = 889 sq ft / 82.6 sq m
(Excluding Reduced Headroom)

Reduced Headroom = 7 sq ft / 0.7 sq m

Total = 896 sq ft / 83.3 sq m

Not to scale, for guidance only and must not be relied upon as a statement of fact
All measurements and areas are approximate only and have been prepared in
accordance with the current edition of the RICS Code of Measuring Practice

| Energy Efficiency Rating | | |
|---|---|--|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A |  |  |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | | EU Directive 2002/91/EC  |

| Environmental Impact (CO ₂) Rating | | |
|---|---------|---|
| | Current | Potential |
| Very environmentally friendly - lower CO ₂ emissions | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not environmentally friendly - higher CO ₂ emissions | | |
| England & Wales | | EU Directive 2002/91/EC  |

