



**JAMES
ANDERSON**



TO LET






12 Castelnau, Barnes, SW13

£2,000 Per Month

Per Month

A wonderfully light and spacious apartment located moments from the amenities of Barnes village. The property is located on the first floor of a substantial Victorian buildings and benefits from accommodation that is arranged to provide two double bedrooms, a spacious reception room, a modern kitchen and a modern bathroom. The property has fantastic high ceilings throughout together with a fabulous communal gardens and residents off street parking. Beverley House is located within reach of Barnes station and local bus services which provide access to Hammersmith with its underground network.

-  Two Double Bedrooms
-  Fitted Bathroom
-  Spacious Reception Room
-  Modern Kitchen
-  EPC Rating C

-  Barnes Station
-  Excellent Local Schools
-  Barnes Village
-  Period Conversion
-  Transport Links



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

0208 878 8688

Castelnau, London, SW13

APPROX. GROSS INTERNAL FLOOR AREA 658 SQ FT 61.1 SQ METRES



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		66	67
(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		60	61
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		

