



JAMES  
ANDERSON



## TO LET

Horne Way, London, SW15

**£1,795 Per Month**

Per Month

A brilliant two double bedroom ground floor flat in West Putney close to transport links, Putney Common and all of the Lower Richmond Road's shops, restaurants and bars as well as The River Thames.

The accommodation is beautifully laid out and provides a generous living space. The property is arranged to provide a good size reception room benefiting from a small private terrace, a modern fitted kitchen, two double bedrooms and a modern bathroom. It is further complemented by communal gardens, and good storage.



Two Double Bedrooms



One Bathroom



Large Reception Room



Modern Kitchen



EPC C / Council Tax C / Holding Deposit £392.30



Barnes Train Station



Hotham Primary



River Thames



Furnished

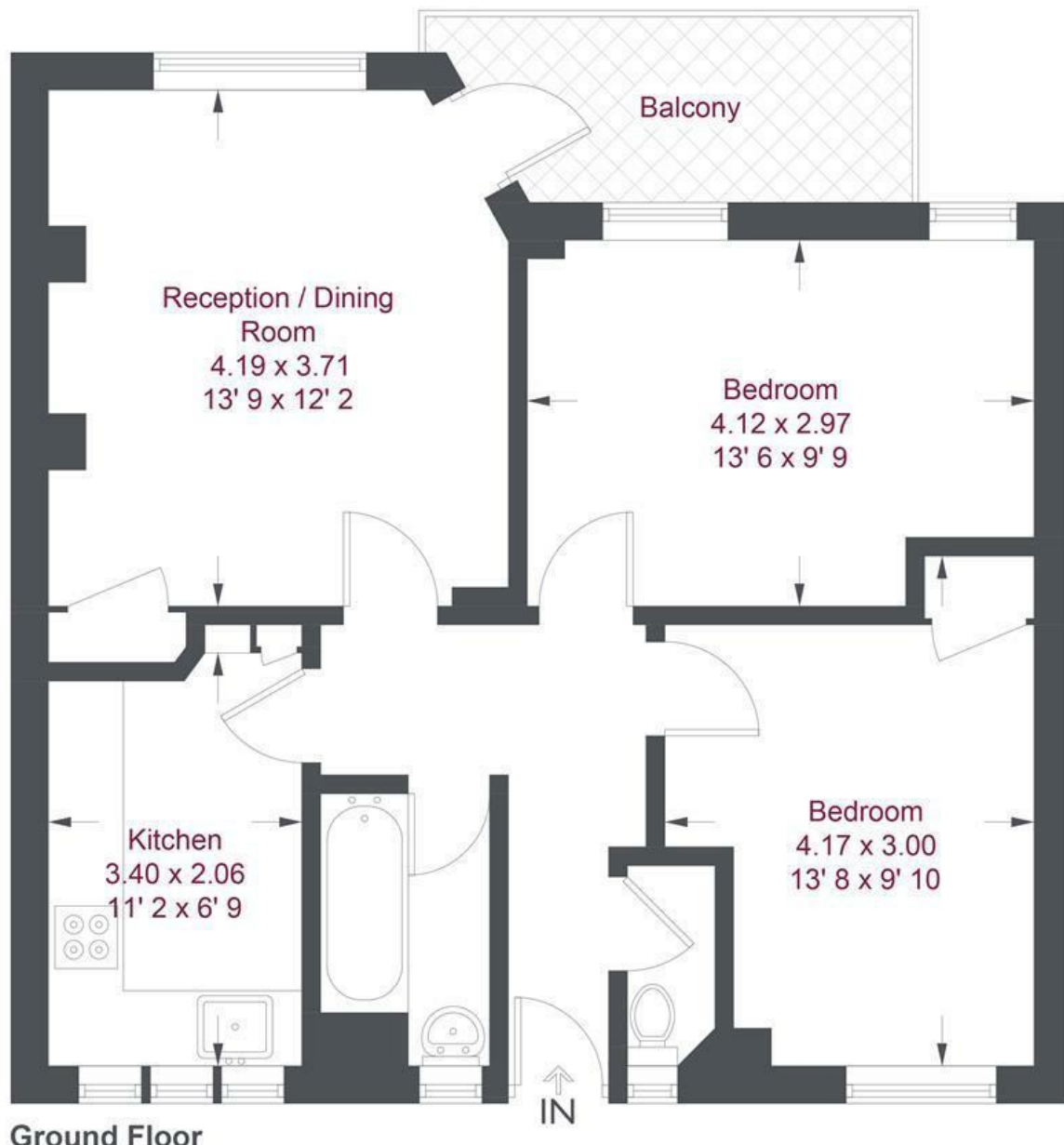


Minimum Term 12 Months / Deposit £1961.53



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

**0208 785 4400**




Ground Floor

## Knox House

Approximate Gross Internal Area = 625 sq ft / 58.1 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) <b>A</b>		
(81-91) <b>B</b>		
(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		
	74	80
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(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 environmentally friendly - higher CO <sub>2</sub> emissions		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 