



**JAMES
ANDERSON**



TO LET

White Hart Lane, Barnes, SW13

£1,850 Per Month

Per Month

This well-presented property features a spacious reception room with striped wooden flooring, a comfortable double bedroom, a modern kitchen with appliances, and a contemporary bathroom. Additional benefits include access to a shared rear garden. Conveniently situated, the property is close to the specialist shops and restaurants of White Hart Lane and Barnes Village. Barnes Station offers direct access to central London, while local bus services connect to the surrounding areas of Putney, Hammersmith, and Richmond.



One Bedroom



Modern Bathroom



Separate Living Room



Spacious Kitchen



EPC D/ Council Tax D/ Deposit £2,134



Barnes Bridge Station



East Sheen Primary



Wood Flooring



Shared Garden



12 Month Minimum Term / £426.92 Holding Deposit



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

0208 878 8688



Ground Floor

White Hart Lane

Approximate Gross Internal Area = 559 sq ft / 51.9 sq m

This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

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

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO2 emissions</i>		
England & Wales	EU Directive 2002/91/EC	

