



JAMES
ANDERSON



TO LET

Clavering Avenue, London, SW13

£5,000 Per Month

Per Month

A beautifully presented family house that provides an exceptional feeling of natural light and space. This fabulous, semi-detached, house is located in a highly regarded location, convenient for the amenities of Castelnau with both Hammersmith and Barnes village being within reach. The accommodation is arranged to provide two reception rooms, a large kitchen/diner, a useful utility room, guest cloakroom, a double bedroom with ensuite, three further double bedrooms and two luxury family bathroom's. The property benefits from a courtyard and a separate south facing garden.



Four Double Bedrooms



Three Bathrooms



Two Reception Rooms



Open Plan Kitchen Dinner



EPC - | Council Tax Band G | Holding Deposit £1153.85



Close to Hammersmith Station



St Pauls School



Barnes Village



River Thames




Deposit £5,769.23 | Minimum Term 12 Months



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

0208 878 8688

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	