



**JAMES  
ANDERSON**



## TO LET

Woodborough Road, Putney, SW15

## £1,795 Per Month

Per Month

A lovely one double bedroom flat to rent located on a popular residential road in Putney. The property comprises a large reception room with wooden flooring, modern kitchen and bathroom and a double bedroom. The property also benefits from a private balcony. Woodborough Road is located within close proximity to both Barnes and Putney train stations.



One Double Bedroom



One Bathroom



Bright Reception Room



Modern Kitchen



EPC E / Council Tax D / Holding Deposit £414.23



Putney Train Station



Falcon Girls School



Quiet Residential Road



Unfurnished




Minimum Term 12 Months / Deposit £2071.15



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

0208 785 4400

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(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>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
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