



**JAMES
ANDERSON**



TO LET

Carlton Drive, Putney, SW15

£1,650 Per Month

Per Month

A charming bright first floor purpose built apartment in the heart of Putney. The block is situated on a residential road just off Upper Richmond Road close to East Putney Underground station and Putney British Rail main line railway station. It is in very good condition throughout and is decorated in modern neutral colours. There is lovely kitchen with plenty of storage and a modern bathroom with shower over the bath. The flat is well equipped and benefits from having access to the well maintained communal garden.



One Bedroom



One Bathroom



Large Bright Reception



Modern Kitchen



EPC C / Council Tax C / Holding Deposit £380.76



East Putney Tube



Putney High



Central Putney



Great Storage

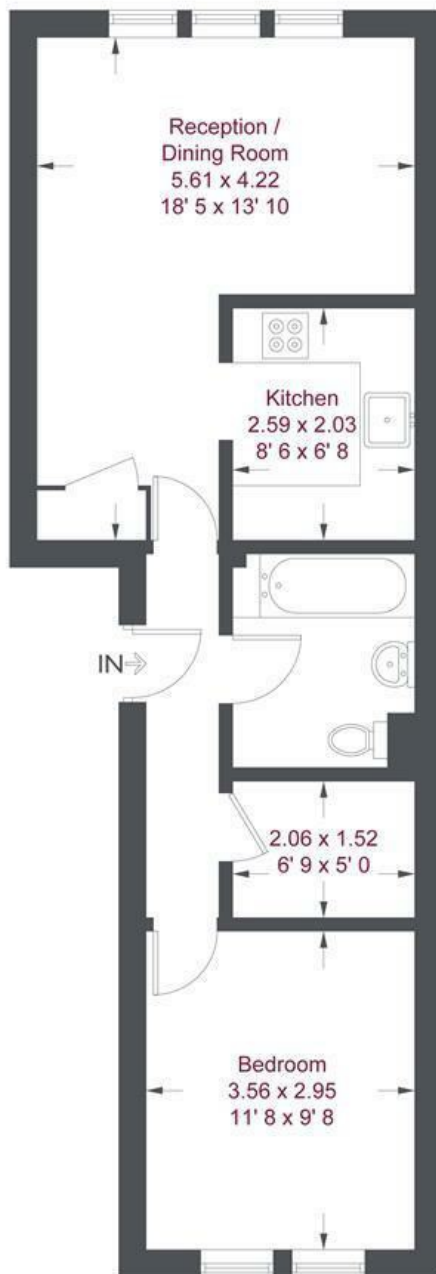


Minimum Term 12 Months / Deposit £1903.84



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

0208 785 4400



First Floor

Ashcombe Court

Approximate Gross Internal Area = 512 sq ft / 47.6 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	

