



JAMES
ANDERSON

Railway Side
Barnes SW13















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Nestled in the charming area of Railway Side, London, this delightful mid-terrace cottage offers a perfect blend of comfort and modern living. The property boasts two well-proportioned bedrooms, making it an ideal choice for small families or professionals.

As you enter, you are welcomed into a spacious reception room that exudes warmth and character, providing a lovely space for relaxation or entertaining guests. The rear kitchen extension enhances the living area, allowing for an abundance of natural light to flood the home, creating a bright and inviting atmosphere throughout.

One of the standout features of this property is the patio garden, which can be accessed directly from the kitchen.

-  Two Double Bedrooms
-  Modern Fitted Bathroom
-  Minimum Term 12 Months | Deposit £3,173.07
-  Built In Storage
-  EPC D | Council Tax Band E | Holding Deposit
£634.62
-  Barnes Station
-  Barnes Primary School
-  Close to Barnes Village
-  Private Garden
-  Open Plan Kitchen





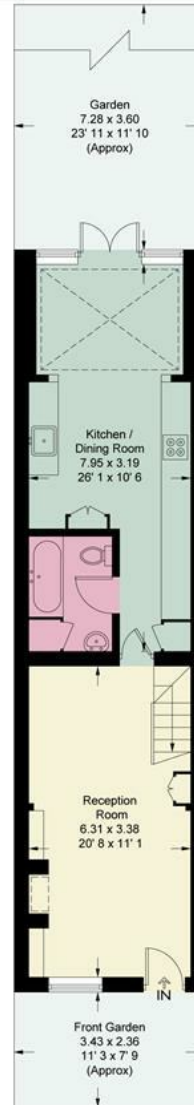




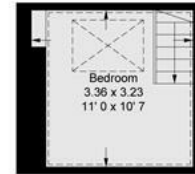


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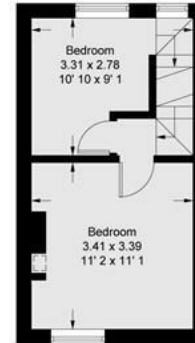
Approximate Gross Internal Area = 842 sq ft / 78.3 sq m
(Including Reduced Headroom)
Reduced Headroom = 100 sq ft / 9.3 sq m



 = Reduced headroom below 1.5m / 5ft



Second Floor
105 sq ft / 9.8 sq m
(Including Reduced Headroom)



First Floor
225 sq ft / 20.9 sq m
(Including Reduced Headroom)

Ground Floor
512 sq ft / 47.6 sq m
(Including Reduced Headroom)

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.





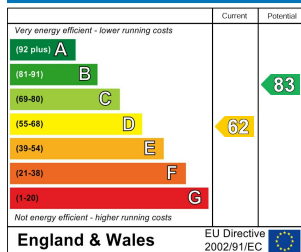
**JAMES
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Energy Efficiency Rating



Environmental Impact (CO₂) Rating

