



JAMES
ANDERSON

Lyric Road
Barnes SW13















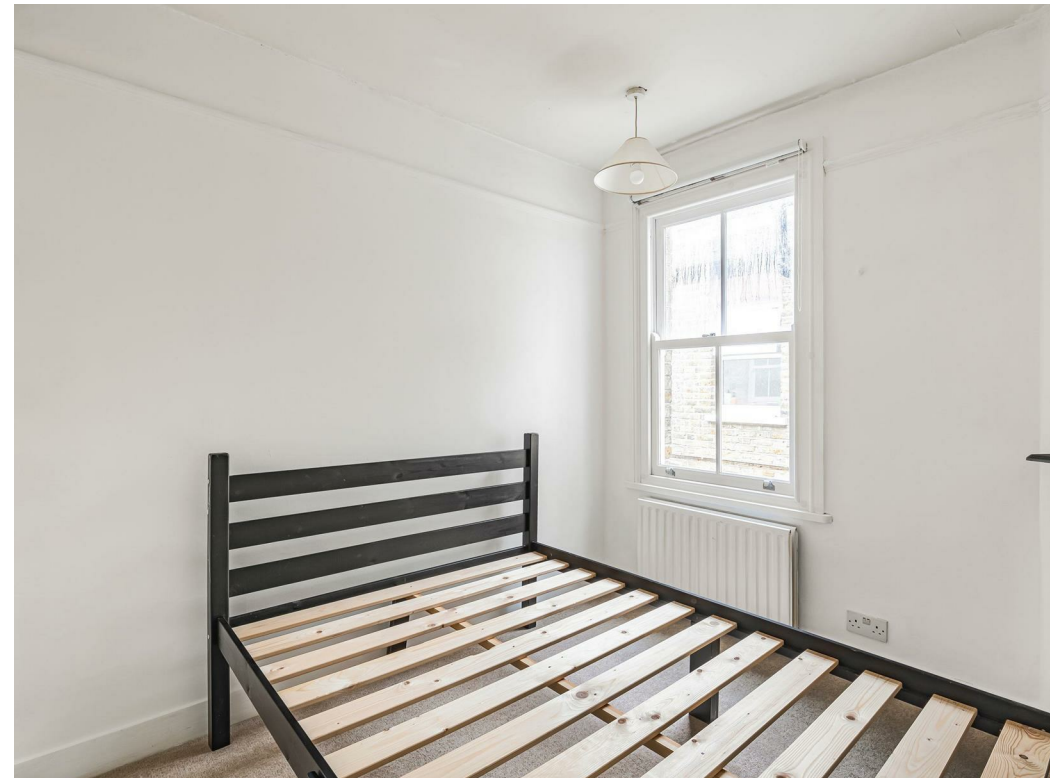
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Lyric Road Barnes SW13

A beautiful two double bedroom apartment only moments from Barnes High Street and Barnes Pond. This property boasts two double bedrooms with built in storage, bathroom with shower over bath and eat in kitchen and extremely spacious reception room. The local shopping, pubs, restaurants and open spaces of Barnes Village are all very close by as is the River Thames and local schools. Barnes Bridge station (25mins to Waterloo) is within easy reach as are the 209 and 419 bus services.

-  Two Double Bedrooms
-  Fitted Kitchen
-  Bright Reception Room
-  Eat In Kitchen
-  EPC D / Council Tax C / Deposit £2,596.15
-  Barnes Bridge Station
-  Outstanding Local Schools
-  Barnes Village Location
-  River Thames
-  12 Month Minimum Term / Holding Deposit
£519.23

















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Barnes
SW13 9LD

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	79

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

