



JAMES
ANDERSON



TO LET

Pipit Drive, London, SW15

£2,695 Per Month

Per Month

Welcome to this splendid two-bedroom, two-bathroom flat located on Pipit Drive in the desirable area of Putney, London. This purpose-built residence boasts a generous living space of 937 square feet, providing ample room for comfortable living.

As you enter, you will appreciate the private entrance and the convenience of having your own front door, which adds a touch of exclusivity to this charming home. The flat is situated within a secure, gated community, ensuring peace of mind and a sense of safety for residents.

The property features a spacious reception room, perfect for entertaining guests or enjoying quiet evenings at home. Both bedrooms are well-proportioned doubles, with the principle bedroom benefiting from an en-suite bathroom, offering added privacy and convenience. The second bathroom is also well-appointed, catering to the needs of family and guests alike.

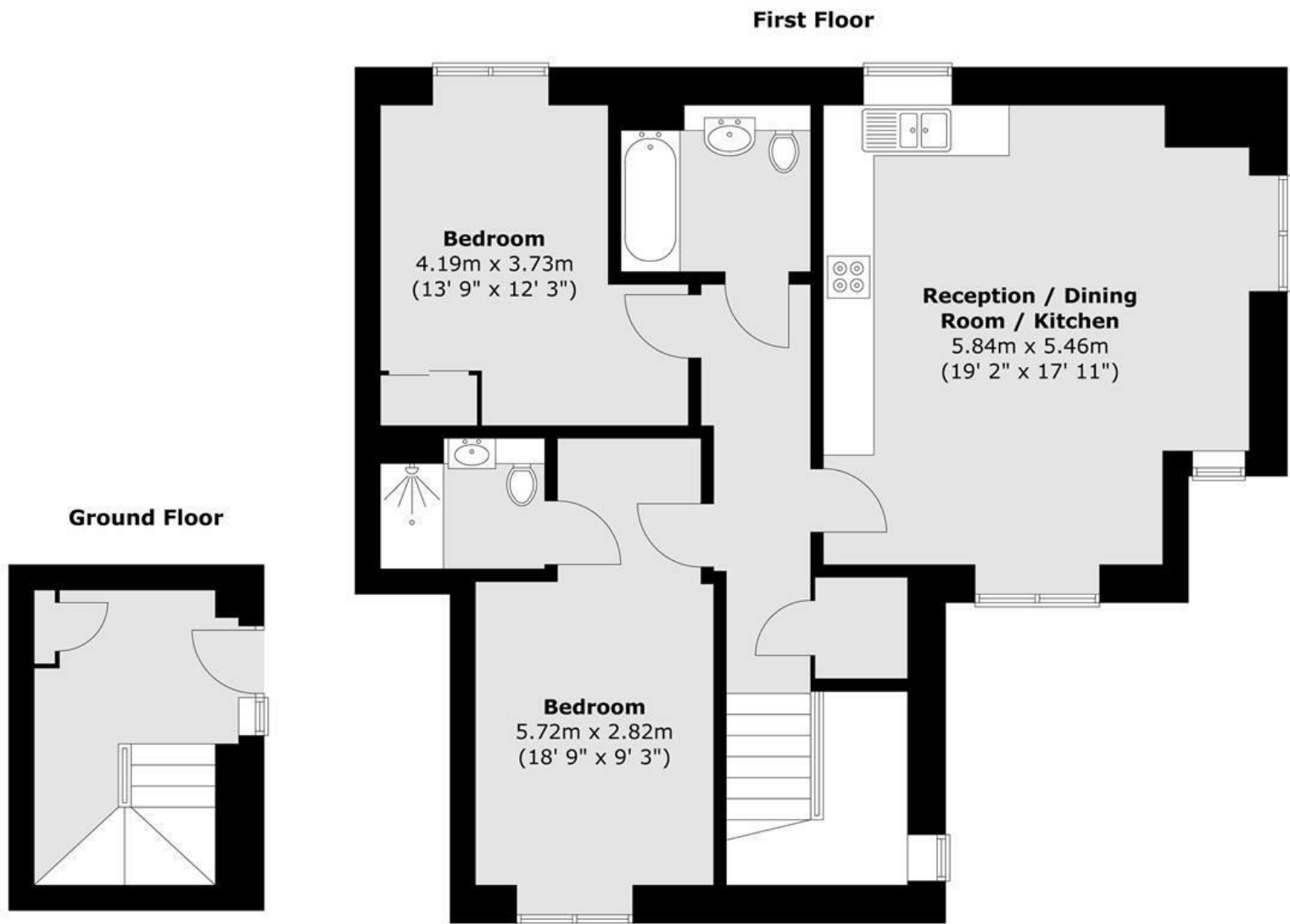
-  Two Double Bedrooms
-  Two Bathrooms
-  Private Entrance
-  Open Plan Living
-  EPC C / Council Tax E / £621.19

-  Quiet, Gated Development
-  Off Street, Allocated Parking
-  Excellent Condition Throughout
-  Unfurnished
-  Deposit £3109.61



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

0208 785 4400



Total area (approx.) : 87.1 sq. m (937 sq. ft)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	78	78
(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 	

