



**JAMES
ANDERSON**



TO LET

Felsham Road, Putney, SW15

£2,000 Per Month

Per Month

Immaculate two double bedroom period conversion in a sought after West Putney location. This property comprises two double bedrooms, one with ensuite, a further bathroom and beautiful fitted kitchen which opens to a spacious lounge. The property also benefits from wooden floors throughout and high spec fittings and fixtures. Located on Felsham Road minutes to both the British Rail, tube and High Street.

Deposit Required £2307

Minimum Term: 12 months

Holding Deposit: £461.40



Two Double Bedrooms



Two Bathrooms



Modern Kitchen



Open Plan Reception



EPC B



Putney Train Station



Hotham Primary



Close to River Thames




West Putney



Council Tax Band C - £776.00 per Annum



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	