



JAMES
ANDERSON



TO LET

Barnes High Street, Barnes, SW13

£3,500 Per Month

Per Month

A stunning apartment located in a private development in the heart of Barnes Village. The property is located on the top floor of this modern purpose built block that benefits from a lift. The accommodation is arranged to provide a wonderfully light principal bedroom suite with ample fitted wardrobes, en suite and Juliette balcony, a second double bedroom with Juliette balcony, a guest shower room/wc, a newly fitted kitchen (with integrated appliances) that opens onto a 28ft reception/dining room with private, south facing, terrace. The property is enhanced by a utility room and ample storage and is offered with the benefit of allocated parking. Barnes High Street is a highly regarded location situated moments from Barnes Bridge station.



Two Double Bedrooms



Two Bathrooms



Exceptional Reception



Open Plan Kitchen



EPC Rating B



Barnes Bridge Station



Harrodian School



Balcony



Central Barnes Location



Off Street Parking

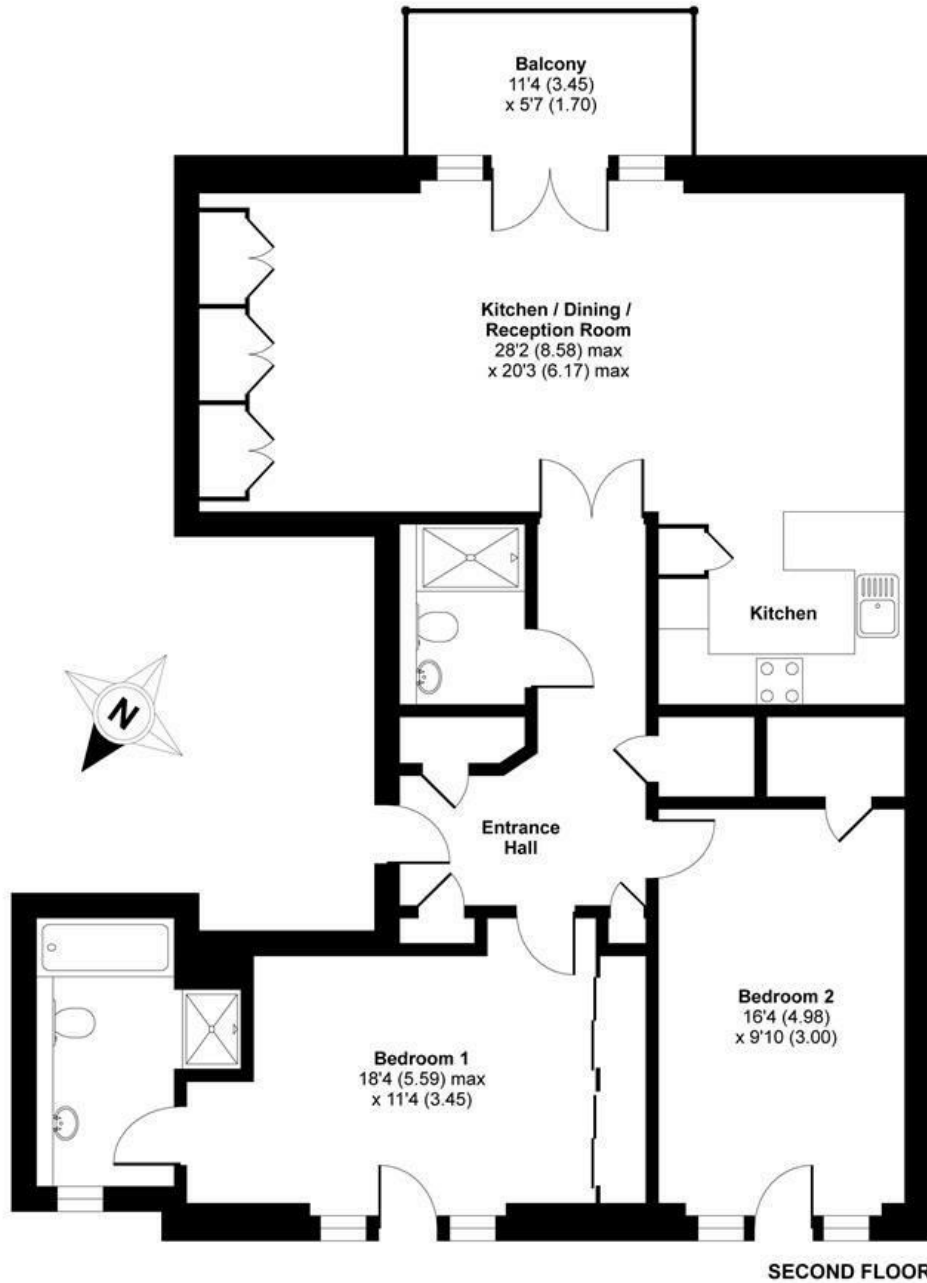


OPEN 7 DAYS A WEEK • Weekdays until 9pm • Weekends until 5pm

0208 878 8688

Barnes High Street, London, SW13

APPROX. GROSS INTERNAL FLOOR AREA 1071 SQ FT 99.4 SQ METRES



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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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	

