



JAMES  
ANDERSON



## TO LET

Roehampton High Street, London, SW15

**£1,500 Per Month**

Per Month

An immaculate split level one bedroom flat on Roehampton High Street. The property benefits from an open plan living space with modern fully fitted kitchen, large double bedroom, three piece bathroom suite, the property has beautiful views. Viewing is highly recommended. Well located for shops, bars restaurants and fast links into Putney as well as easy access to the A3.



One Bedroom



One Bathroom



Open Plan Living



Modern Fitted Kitchen



EPC Rating B / Council tax band D / Holding deposit £346.15



Putney Station



Roehampton University



Richmond Park



Available NOW



Deposit - £1,730.69

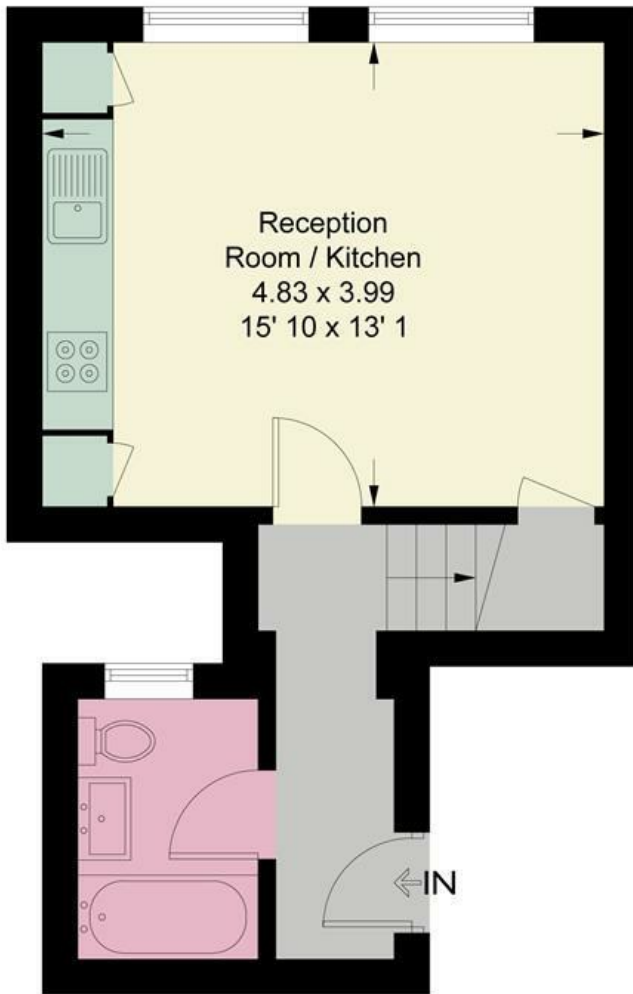


OPEN 7 DAYS A WEEK • Weekdays until 9pm • Weekends until 5pm

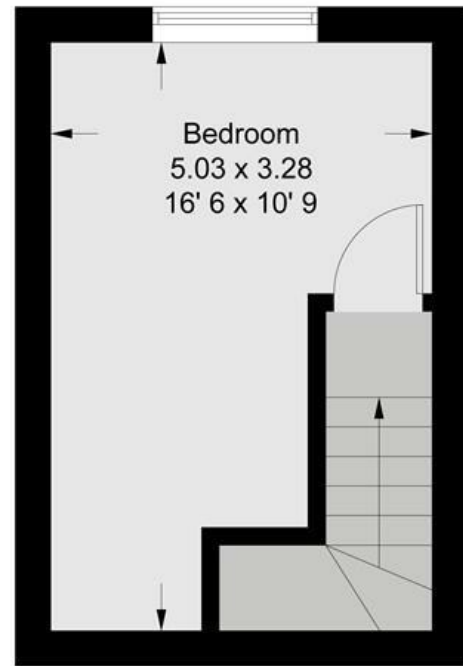
0208 785 4400

# Roehampton High Street

Approximate Gross Internal Area = 493 sq ft / 45.8 sq m




**Ground Floor**  
315 sq ft / 29.3 sq m



**First Floor**  
178 sq ft / 16.5 sq m

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.



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

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