



St. Hilda's Road

Barnes, SW13

£2,750 per month
(£634.62 per week)

A modern end-of-terrace house located on a quiet residential road near the Thames and Hammersmith Bridge. The property benefits from proximity to public transport at Hammersmith and convenient access to Barnes Village via Lonsdale Road or Castelnau. Renowned schools in the area include St. Paul's Boys & Juniors, The Harrodian and The Swedish School.

Accommodation comprises a generous reception room with a large bay window and direct access to the sunny patio garden, a generous kitchen and breakfast room with a unique curved wall, two well-proportioned double bedrooms with fitted wardrobes, a bathroom, a downstairs cloakroom and a loft room with eaves storage at either end. The property is offered unfurnished.

CHESTERTONS



St. Hilda's Road

Barnes, SW13

- Modern End-of-Terrace House
- Large Kitchen/Breakfast Room
- Natural Light Throughout
- Sunny Patio Garden
- Near Hammersmith Station



Minimum Term: 12 months
Deposit Required: 5 weeks rent (£3,173.08)
Local Authority: London Borough of Richmond upon Thames
Council Tax Band: F
EPC Rating: D
Unfurnished

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D	66	72
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

Chestertons Barnes Lettings

68-69 Barnes High Street
 Barnes
 London
 SW13 9LD
 lettings.barnes@chestertons.co.uk
 020 8748 7733
 chestertons.co.uk

Additional tenant charges apply (fees apply to non-AST tenancies only)

Tenancy Agreement Fee: £300

References per Tenant/Guarantor: £60

Inventory Check Approx. £100-£250 (inc. VAT)

[chestertons.co.uk/property-to-rent/applicable-fees](https://www.chestertons.co.uk/property-to-rent/applicable-fees)

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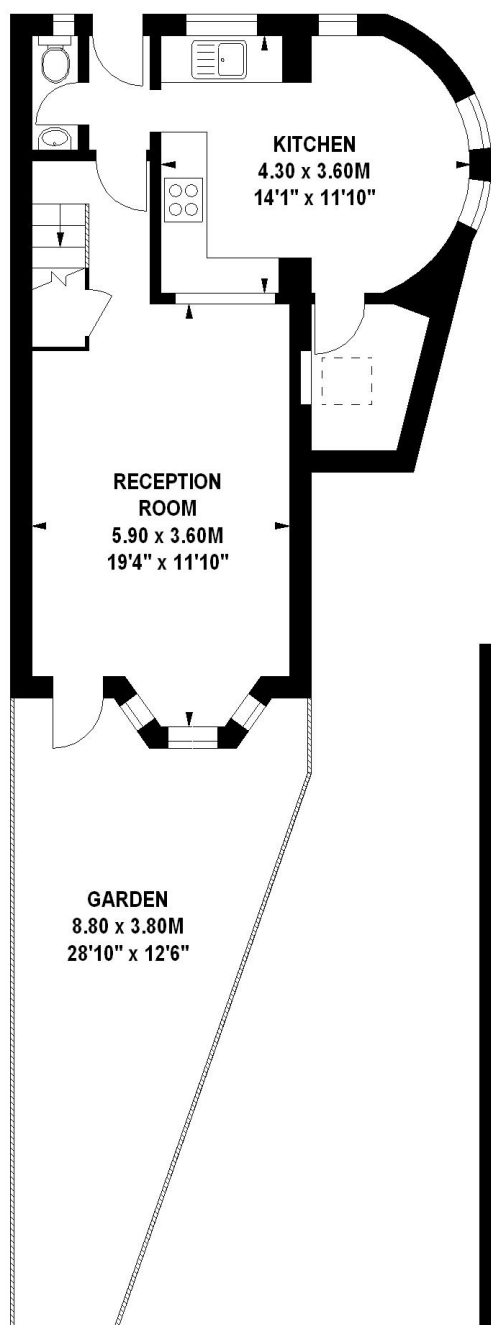
Approximate gross internal area

106.28 sq m / 1144 sq ft

(Including Eaves Storage)

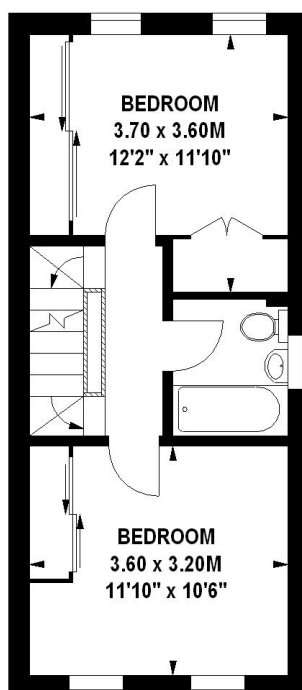
Eaves Storage

9.10 sq m / 98 sq ft



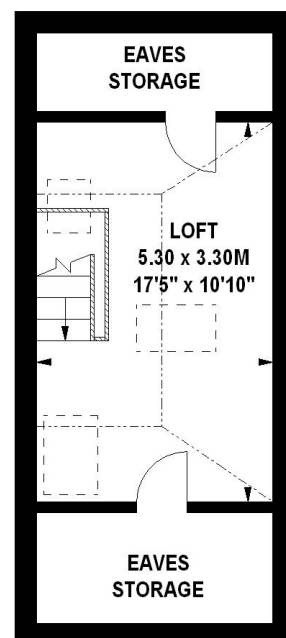
Ground Floor

496 sq ft



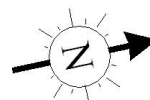
First Floor

362 sq ft



Second Floor

188 sq ft



The floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced, it must not be relied on.

If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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