



Wyatt Drive

Barnes, SW13

£3,750 per month
(£865.38 per week)

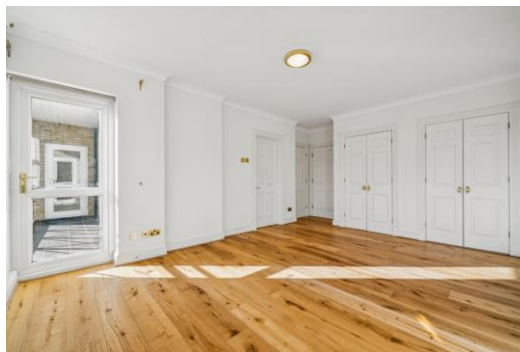
A generous apartment, on the first floor of a modern riverside building, on the Barnes Waterside development. The property boasts flexible accommodation, two balconies, an allocated underground parking space and manicured communal gardens.

The apartment offers a large reception room with a river-facing balcony and a fitted kitchen. The principal bedroom includes wardrobes and an en-suite bathroom with a bathtub and a separate shower; it shares access to the river-facing balcony. There is a second double bedroom, also with wardrobes, and a main bathroom.

There is another room adjoining the reception room which could be used as a secondary reception room or as a third double bedroom. The hallway provides ample storage space and an enclosed utility area.

Barnes Waterside is a leafy development, located off tranquil Trinity Church Road, in north Barnes. It is well-situated for local schools and for commuting via pedestrian access across Hammersmith Bridge.

CHESTERTONS



Wyatt Drive

Barnes, SW13

- Modern Riverside Apartment
- Two Balconies & Communal Gardens
- Allocated Underground Parking
- Well-Kept Development
- Well-Situated for Schools & Commuting



Minimum Term: 12 months
Deposit Required: five weeks rent (£4,326.92)
Local Authority: London Borough of Richmond upon Thames
Council Tax Band: G
EPC Rating: B
Unfurnished

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	84	85
(69-80) C		
(55-68) D		
(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](https://www.chestertons.co.uk)

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

Tenancy Agreement Fee: £300

References per Tenant/Guarantor: £60

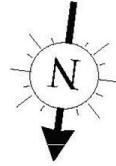
Inventory Check: Approx. £100-£250 (inc. VAT)

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

Holst Mansions, SW13

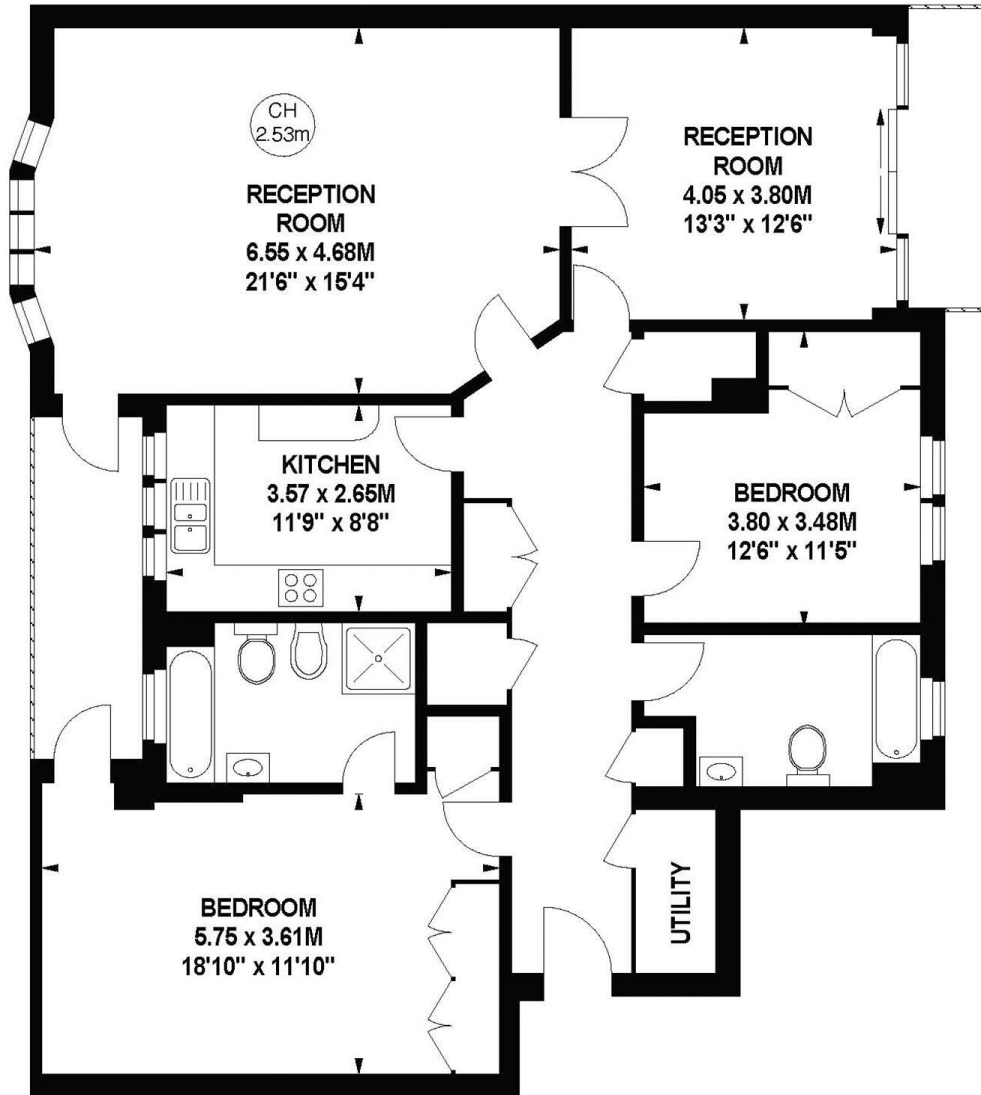
Approximate gross internal area

125.14 sq m / 1347 sq ft



Key :

CH - Ceiling Height



First Floor

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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