



{ WESTLEIGH AVENUE PUTNEY SW15
£5,500 PER MONTH AVAILABLE 15/12/2025

Hamptons
THE HOME EXPERTS

{ THE PARTICULARS

Westleigh Avenue Putney SW15

£5,500 Per Month
Part-furnished

 4 Bedrooms
 3 Bathrooms
 1 Reception

Features

- Beautiful family home, - Four bedrooms, -
Small courtyard, - Open plan
kitchen/living/dining, - Off Street parking, -
Three bathrooms

Council Tax

Council Tax Band G

Hamptons
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The Property

Hamptons are delighted to present this spacious and versatile four bedroom home, arranged across three levels and offering a wealth of adaptable living space. The ground floor features a bright open-plan living and dining area, ideal for both everyday family life and entertaining. Just off the main living space is a smaller room that could be used as a study or extra storage space. Doors open onto a private courtyard garden at the rear, while an enclosed yard at the front provides either secure off-street parking or an additional courtyard. On the upper two levels, there are four bedrooms, two of which benefit from en-suites as well as additional room on the second floor that could be used as a bedroom, playroom or extra living space. Situated 0.4 miles from Putney Station and the High Street, and 0.7 miles from East Putney Station, the property enjoys excellent transport links and easy access to the wide range of amenities, shops, and restaurants that Putney has to offer.

Location

Located just 0.4 miles from Putney Station and the High Street, and 0.7 miles from East Putney Station.



WESTLEIGH AVENUE

Approximate Gross Internal Area (excluding reduced headroom / eaves)

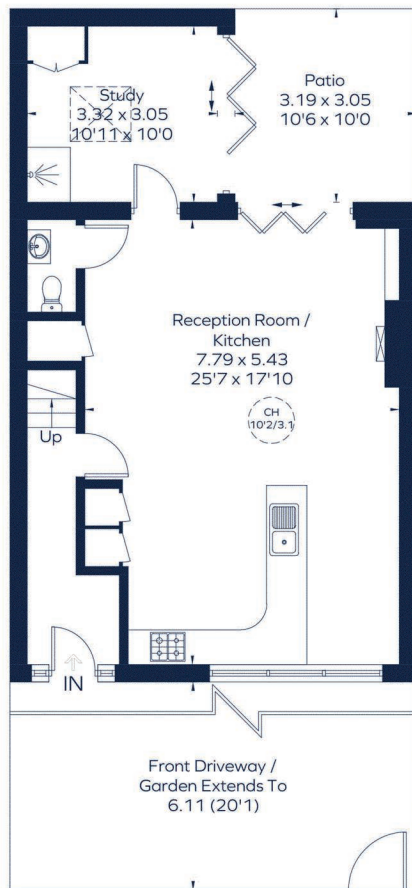
Ground floor = 660 sq. ft. (61.3 sq. m.)

First floor = 525 sq. ft. (48.8 sq. m.)

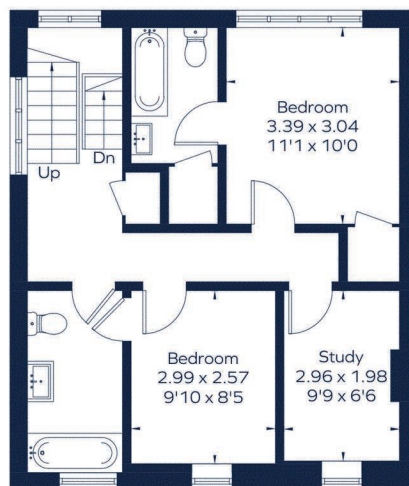
Second floor = 414 sq. ft. (38.5 sq. m.)

Reduced headroom / eaves = 18 sq. ft. (1.7 sq. m.)

Total = 1617 sq. ft. (150.3 sq. m.)



Ground Floor



First Floor

□ = Reduced head height below 1.5m

CH (10'2/3.1) = Ceiling Height



Second Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.
ID 1249810

For Clarification

We wish to inform prospective tenants that we have prepared these particulars as a general guide and they have been confirmed as accurate by the landlord. We have not verified permissions, nor carried out a survey, tested the services, appliances and specific fittings. Room sizes are approximate and measurement figures rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for

carpets and furnishings. It should also be noted that all fixtures and fittings, carpeted, curtains/blinds, kitchen equipment and garden statuary, whether fitted or not, are deemed removable by the landlord unless specifically itemised with these particulars. Please enquire in office or on our website for details on holding deposit and tenancy deposit figures.

