



**2 Bed
Apartment
located in Nine
Elms**

£3,250 PCM



ORLANDO REID
LONDON

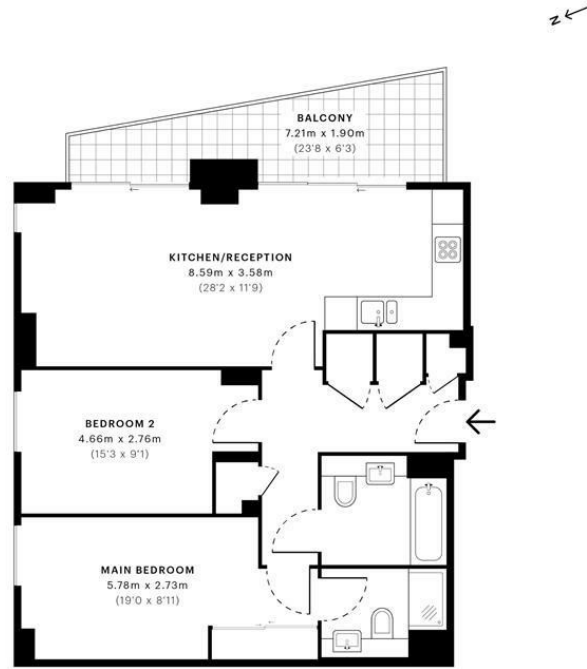


Pinto Tower, SW8

CAPTURE DATE: 31/03/2022 LASER SCAN POINTS: 31,266,248

GROSS INTERNAL AREA

76.28 sqm / 821.07 sqft



— Ninth Floor

	GROSS INTERNAL AREA (GIA) The footprint of the property 76.28 sqm / 821.07 sqft		NET INTERNAL AREA (NIA) Excludes walls and structural features Includes mezzanines, restricted head height 71.58 sqm / 770.48 sqft		EXTERNAL STRUCTURAL FEATURES Balconies, terraces, verandas etc. 9.12 sqm / 98.17 sqft		RESTRICTED HEAD HEIGHT Limited use area under 1.8m 0.00 sqm / 0.00 sqft
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Spec Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPW 3B RESIDENTIAL: 84.88 sqm / 913.64 sqft
IPW 3C RESIDENTIAL: 81.00 sqm / 871.89 sqft

spec id: 624415758e85390dc5d75928

Energy Efficiency Rating

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

DIRECTIONS

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