



TO LET

Colinette Road, Putney, SW15

£2,800 Per Month

Per Month

Lovely three double bedroom top floor flat to rent to central Putney. The property comprises a spacious reception / dining room, three double bedrooms, family bathroom and a brand new fitted kitchen.

Located in a very desirable and residential part of West Putney just off Howards Lane the flat offers excellent access to Upper Richmond Road and Putney High Street and its many shops, bars and restaurants. Putney Station, East Putney Station and the River Thames are within easy reach

- Three Double Bedrooms
- Modern Bathroom
- Large Bright Reception Room
- Modern Kitchen
- EPC D / Council Tax F / Holding Deposit £646.15
- Putney Train Station
- Putney High School
- Excellent Storage
- Available Now
- Minimum Term 12 Months / Deposit £3230.76



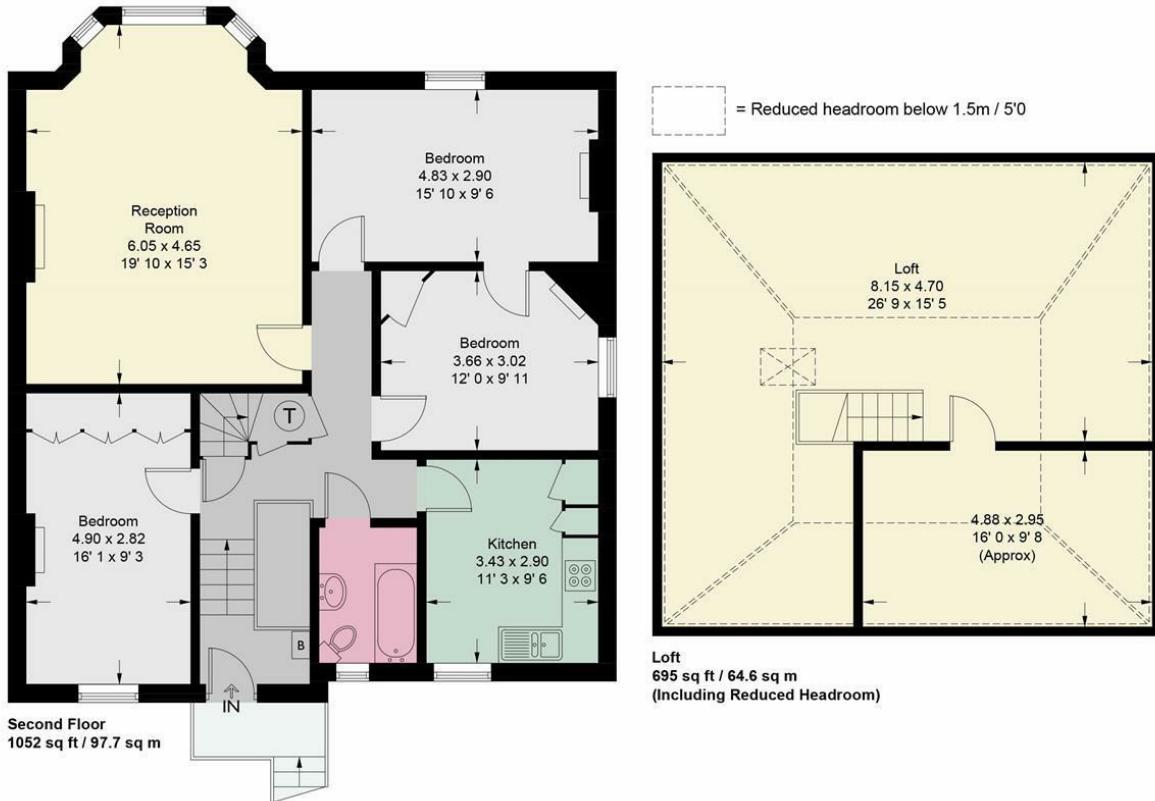
Colinette Road

Approximate Gross Internal Area = 1231 sq ft / 114.4 sq m

(Excluding Reduced Headroom)

Reduced Headroom = 516 sq ft / 47.9 sq m

Total = 1747 sq ft / 162.3 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) 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		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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Not environmentally friendly - higher CO ₂ emissions		
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