


Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81 - 91) B		
(69 - 80) C		
(55 - 68) D	63	65
(39 - 54) E		
(21 - 38) F		
(1 - 20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	



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Cromford Road,
 Wandsworth,
 London

RENT £1,450 per month





Cromford Road, SW18

Approximate Gross Internal Area 73 sq m / 786 sq ft

Under 1.5m head height



Lower Ground Floor

Ground Floor

Floor Plan produced for Coombe Residential by Mays Floorplans © . Tel 020 3397 4594
Illustration for identification purposes only, not to scale
All measurements are maximum, and include wardrobes and window bays where applicable

Cromford Road, Wandsworth, SW18 1NX

As landlords' sole agents, we are delighted to offer this spacious one bedroom ground floor garden flat, ideally situated for East Putney tube and Wandsworth Town station and shopping facilities.

THE PROPERTY

ACCOMMODATION COMPRISES:

SPACIOUS RECEPTION ROOM | MODERN KITCHEN/BREAKFAST ROOM | BEDROOM | BATHROOM | SPACIOUS CELLAR | PRETTY COURTYARD GARDEN

FURTHER FEATURES INCLUDE:

GAS FIRED CENTRAL HEATING AND HOT WATER | SOME WOODEN FLOORING | PERIOD FEATURES

FURNISHED

AVAILABLE 4th JANUARY 2020

RENT £1,450 per month

NOTE No warranty is given concerning this property, its fittings, equipment or appliances as they have not been tested by the Vendors Sole Agents. Measurements are approximate and no responsibility is taken for any error, or mis-statement in these particulars which do not constitute an offer or contract. No representation or warranty whatever is made or given either during negotiations, in particular or elsewhere. No part of this publication may be reproduced in any form without prior written permission of Coombe Residential Ltd. All rights reserved.