



TO LET

Willow Tree Close, London, SW18

£3,200 Per Month

Per Month

Spacious three double bedroom house located within moments to Earlsfield train station and the High Street with all its restaurants, shops and amenities.

Offering two shower rooms (one ensuite) and a further family bathroom, this property has an immense amount of storage cupboards and is great for those who wish for their own space and / or need family storage. Based over three floors, each bedroom is of a good size with wood flooring, the lounge is spacious and leads to a private paved garden and the modern fitted kitchen boasts an american style fridge/freezer.

Three Double Bedrooms

Three Bathrooms

One Receptions

Kitchen / Dining Room

EPC C / Council Tax D / Holding Deposit £738.46

Earlsfield Station

Private Garden

Furnished

End of March

Deposit £3692.30



Willow Tree Close

Approximate Gross Internal Area = 1189 sq ft / 110.5 sq m
(Including Reduced Headroom)
Reduced Headroom = 22 sq ft / 2.1 sq m



JAMES
ANDERSON



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		86
(69-80) C	71	
(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		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

