



**PETRAS
PROPERTY**



83 Felsham Road, London, SW15 1BA

£2,100 Per month

A fabulous, larger than average ground and lower ground floor garden flat located on Felsham Road in Putney.

As you enter the flat on the ground floor, you have a large reception room, two double bedrooms and a newly refurbished bathroom. On the lower ground floor is a spacious kitchen with an additional living space/dining area. Both the kitchen and one of the bedrooms lead to the sunny south facing garden.

The property is available to rent immediately on a part furnished basis and would be ideal for a couple or two professionals.

Felsham Road is a popular location, close to Putney High Street with its good amenities, restaurants and the Overground Train Station (Waterloo). The River and Putney Common are also moments from the property.



Illustration for identification purposes only. Not to scale.
Floor Plan Drawn According To RICS Guidelines.



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		
	61	77
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

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