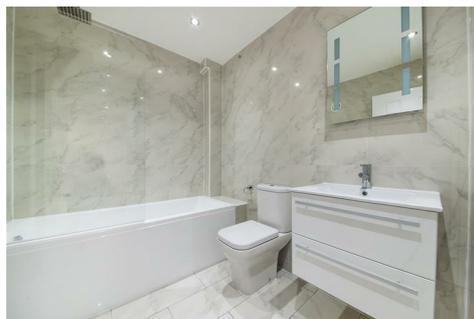




FIELDHOUSE

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Flat 8 39a Tooting High Street, London, SW17 0SP

THIS SPACIOUS TWO DOUBLE BEDROOM SECOND FLOOR APARTMENT is ideally located for access to local Transport Links and Tooting's bustling High Street which offers a great variety of Markets, Shops, Restaurants, and Bars.

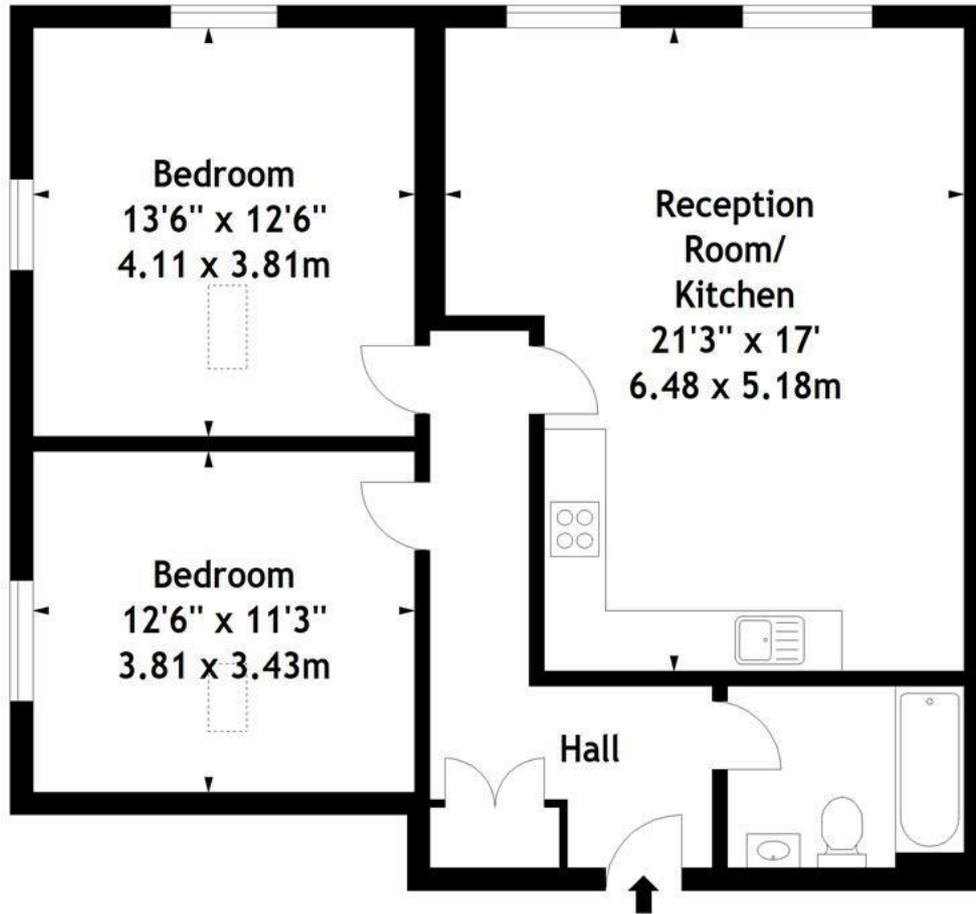
The property comprises of entrance hallway leading to the very large open plan lounge and fitted kitchen, there are two double bedrooms and a modern fitted bathroom with shower over bath. This property also benefits from wooden floors throughout the living area, carpets in the bedroom, and gas central heating. Available immediately!

Minimum Length of Tenancy: 12 Months
Council Tax: Wandsworth Council
Council Tax Band: D

- TWO DOUBLE BEDROOMS
- SECOND FLOOR FLAT
- HIGH STREET LOCATION
- IDEAL FOR LOCAL TRANSPORT

£2,000 PCM*

Flat 8
 Tooting High Street, SW17
 Approx. Gross Internal Area
 814 Sq Ft - 75.62 Sq M



Second Floor

Measured in accordance with RICS guidelines. Every attempt is made to ensure accuracy, however all measurements are approximate. This floor plan is for illustrative purposes only and is not to scale.

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Photographs * Floorplans * Virtual Tours
 Tel: 0845 643 4401 www.datography.com

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	77	77

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	78	78



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