



VINE ROAD, LONDON, SW13

£7,250 per month*

Carter Jonas

WAYSIDE, VINE ROAD, LONDON, SW13 0NE

- 4 Bedrooms
- Off street parking for 4 cars
- Close to Barnes overland station
- Close to all amenities and restaurants

LOCATION

Barnes overland station is a short walk away and provides a frequent service into Waterloo. There are excellent schools in the area including St Paul's, The Harrodian, The Swedish School and Ibstock Place School. For younger pupils there is Colet Court, St Osmund's and Barnes Primary School.

THE PROPERTY

An exquisite four bedroomed detached house in this much sought after road opposite the common.

The property comprises four double bedrooms, two en suites and separate family bathroom on the first floor. The ground floor has a large open plan kitchen with living area leading to a lovely open garden with paved area for outside dining. Large reception room to the front of the house with amazing views of the green. Separate utility room and storage. Underfloor heating throughout.

Available mid-March on an unfurnished basis.

Holding Deposit is 1 week's rent (£1673.07)

Security Deposit is 5 weeks rent (£8365.35)

A beautifully decorated family home in Vine Road opposite Barnes Common and the village cricket pitch. Barnes Village is nearby with its many shops, art galleries, award winning restaurants and famous Duck Pond and Green. Available mid-March on an unfurnished basis.



OUTSIDE

Double doors from the kitchen lead out to a raised patio area ideal for al fresco dining, walled garden with Astro turf lawn and shrub borders.

Gated entrance to front of house with secure parking for four cars.

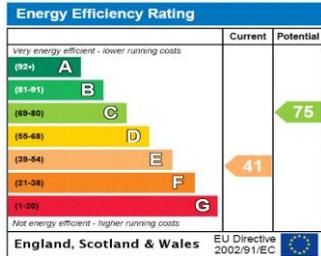
ADDITIONAL INFORMATION

Offers Available for a minimum term of 12 months longer terms will be considered

Viewing Strictly by appointment

Local Authority Richmond Borough Council - Council Tax Band G

EPC E



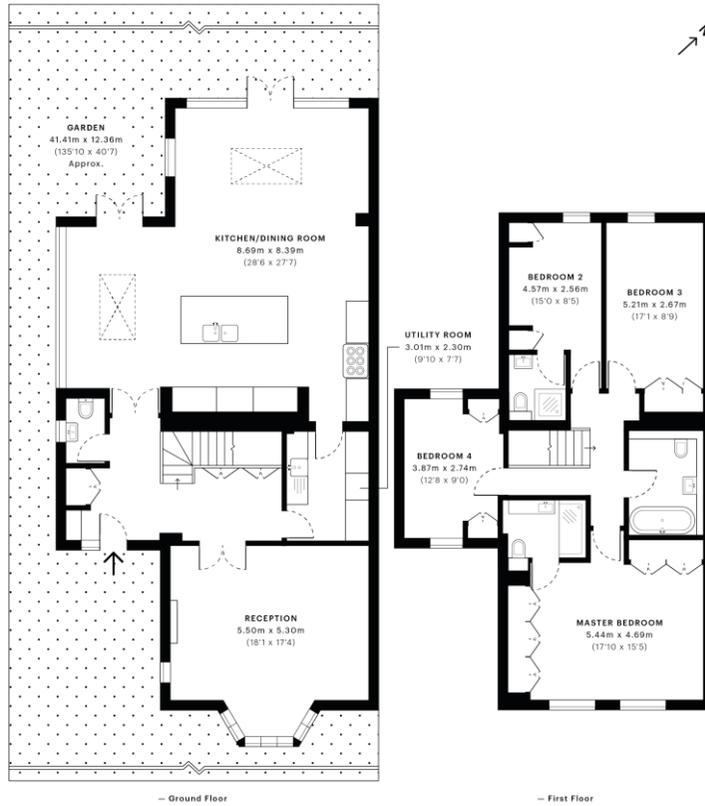
Carter Jonas

Vine Road, SW13

CAPTURE DATE
10/06/2020

LASER SCAN POINTS
65,425,322

GROSS INTERNAL AREA
200.1 Sqm / 2153.5 Sqft



GROSS INTERNAL AREA (GIA)
The footprint of the property.
200.1 Sqm / 2153.5 Sqft

NET INTERNAL AREA (NIA)
Excludes walls and external features,
Includes washrooms, restricted head
185.7 Sqm / 1998.8 Sqft

EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas etc.
0.0 Sqm / 0.0 Sqft

RESTRICTED HEAD HEIGHT
Limited use area under 1.5m
0.0 Sqm / 0.0 Sqft



Spec floor plans are produced in accordance with the Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and are excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPMS 3B RESIDENTIAL
201.0 Sqm / 2153.6 Sqft

IPMS 3C RESIDENTIAL
188.8 Sqm / 2032.1 Sqft

SPEC ID
Spec597b4b50000a1e5501d1



T: 020 8878 1115

70 White Hart Lane, Barnes, SW13 0PZ

E: barnes@carterjonas.co.uk



Exclusive UK affiliate of

CHRISTIE'S
INTERNATIONAL REAL ESTATE

Classification L2 - Business Data

IMPORTANT INFORMATION

Our property particulars do not represent an offer or contract, or part of one. The information given is without responsibility on the part of the agents, seller(s) or lessor(s) and you should not rely on the information as being factually accurate about the property, its condition or its value. Neither Carter Jonas LLP nor anyone in its employment or acting on its behalf has authority to make any representation or warranty in relation to this property. We have not carried out a detailed survey, nor tested the services, appliances or fittings at the property. The images shown may only represent part of the property and are as they appeared at the time of being photographed. The areas, measurements and distances are approximate only. Where Carter Jonas have been provided with a floorplan by a third party, we can not guarantee that the floorplan has been measured in accordance with IPMS. Any reference to alterations or use does not mean that any necessary planning permission, building regulation or other consent has been obtained. The VAT position relating to the property may change without notice. Administration fees may apply depending on tenancy type. Please contact your local branch for this information.