



CROSS STREET, LONDON, SW13
£1,400,000

Carter Jonas

PELHAM COTTAGE, CROSS STREET, LONDON, SW13

A charming four-bedroom cottage situated in the popular 'Little Chelsea' area of Barnes ideally located for Barnes Bridge Station, the River and the shops and restaurants in Barnes village.

The property comprises porchway, through reception room, with small study area, doors through to modern eat-in kitchen with central island, cloakroom and double doors leading to a small decked garden.

On the first floor are two double bedrooms, one single bedroom and bathroom with separate shower, stairs leading to loft room with eaves storage.

AMENITIES

- 4 Bedrooms
- Through Reception
- Study Area
- Eat in Kitchen
- Bathroom
- Cloakroom

TENURE Freehold

LOCAL AUTHORITY Richmond Borough Council

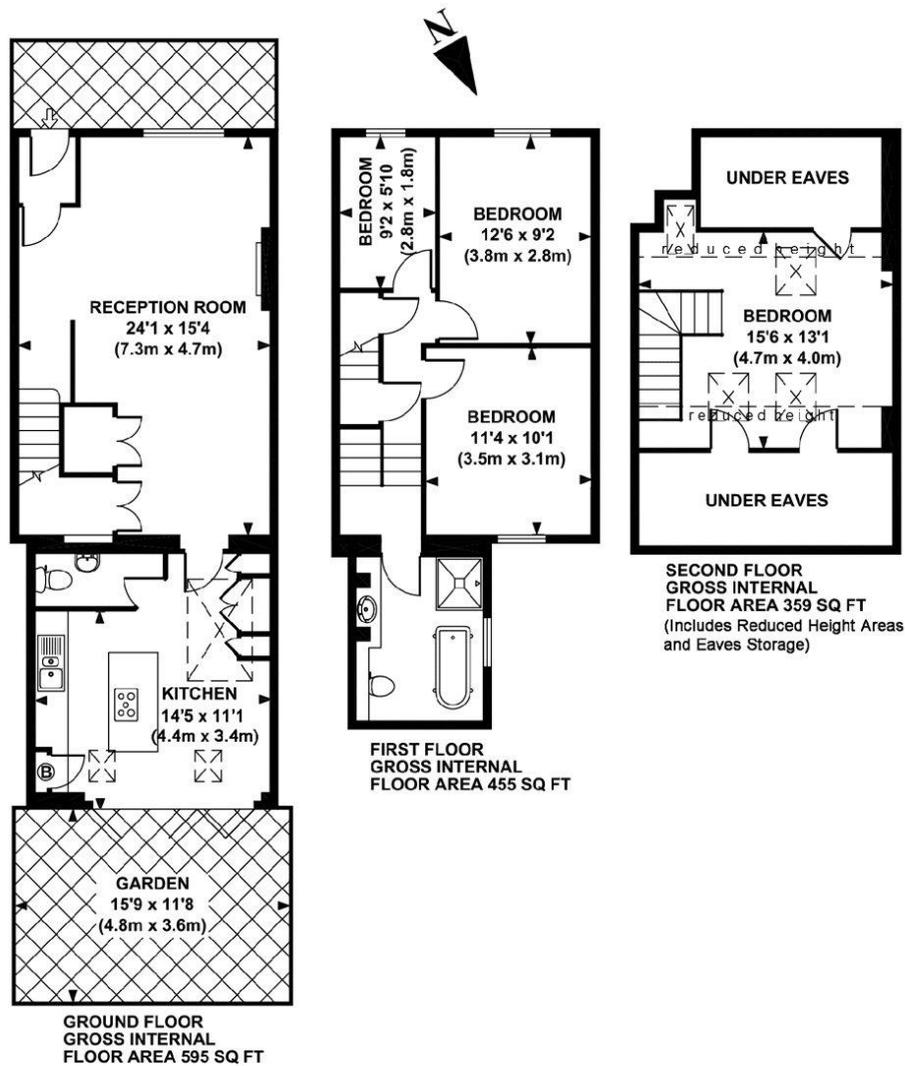
EPC BAND C

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92-100) A	85
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
71	
England, Scotland & Wales	
EU Directive 2002/91/EC	

A CHARMING FOUR BEDROOM COTTAGE SITUATED IN THE POPULAR 'LITTLE CHELSEA' AREA OF BARNES, IDEALLY LOCATED FOR BARNES BRIDGE STATION, THE RIVER AND THE SHOPS AND RESTAURANTS IN BARNES VILLAGE.







APPROX. GROSS INTERNAL FLOOR AREA 1409 SQ FT / 131 SQ M
(Includes Reduced Height Areas and Eaves Storage)

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This floorplan is for illustration purposes and may not truly reflect design or dimensions and should not be used for valuation or condition purposes.

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