



JOHN DEAN
Estate Agents
Chartered Surveyors

Tel: 020 8673 8855 Fax: 020 8673 4879
email: info@johndean.co.uk

189 Balham High Road, London SW12 9BA



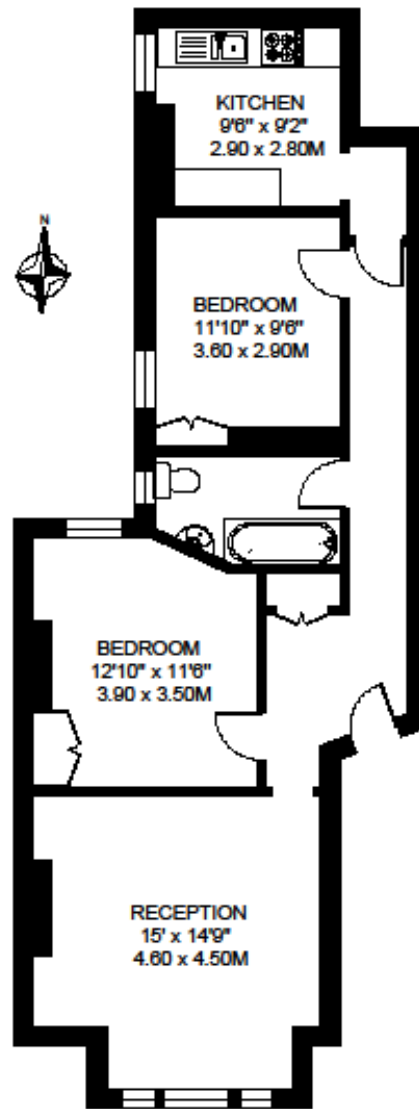
BALHAM

This spacious two double bedroom apartment is located under ten minutes walk to Balham tube and train station. Balham High Road is also close by which provides many restaurants, shops and bars as well as numerous bus services.

£369 pw / £1600 pcm – Fees apply

**CECIL MANSIONS
LONDON SW17**

**APPROXIMATE INTERNAL FLOOR AREA
765 SQ.FT. / 71.1 SQ.M.**



FIRST FLOOR 765 SQ.FT.

© FLOORPLAN PRODUCED FOR JOHN G. DEAN & Co. BY FLOORPLANNERS 07801 228850
ALL MEASUREMENTS ARE MAXIMUM, AND INCLUDE WINDOW BAYS AND WARDROBES WHERE APPLICABLE

Energy Efficiency Rating		Environmental Impact (CO2) Rating	
	Current	Potential	
Very energy efficient - lower running costs (92 plus) A			Very environmentally friendly - lower CO2 emissions (92 plus) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO2 emissions
69	76	65	73
England & Wales	EU Directive 2002/91/EC		England & Wales
	EU Directive 2002/91/EC		