



**67 HASLEMERE AVENUE, MITCHAM,  
LONDON, CR4 3BA**

***£1,900 Per Month***



**CHRISTOPHER ST. JAMES**  
Established 1976

Residential / Commercial / Land & Development

**020 8296 1270**

**[www.csj.eu.com](http://www.csj.eu.com)**

**[lettings@csj.eu.com](mailto:lettings@csj.eu.com)**



## Description

Mid terrace house comprising lounge, dining area, kitchen and private garden. Second floor boasts two bedrooms and bathroom. Free parking.  
Merton Council - Tax band C  
Available 15th July 2025.  
Viewings Available

## Location

Situated a 10 minute walk from Collier's Wood station (Northern line) and an even shorter walk to the Tandem centre and local shops and amenities.

## VIEWINGS

Viewings available daily  
Please contact our residential team on 020 8296 1270 alternatively by email [lettings@csj.eu.com](mailto:lettings@csj.eu.com)

| Energy Efficiency Rating                    |                            |           |
|---------------------------------------------|----------------------------|-----------|
|                                             | Current                    | Potential |
| Very energy efficient - lower running costs |                            |           |
| (92 plus) <b>A</b>                          |                            |           |
| (81-91) <b>B</b>                            |                            |           |
| (69-80) <b>C</b>                            |                            |           |
| (55-68) <b>D</b>                            | 63                         |           |
| (39-54) <b>E</b>                            |                            |           |
| (21-38) <b>F</b>                            |                            |           |
| (1-20) <b>G</b>                             |                            |           |
| Not energy efficient - higher running costs |                            |           |
| <b>England &amp; Wales</b>                  | EU Directive<br>2002/91/EC |           |



## THE SMALL PRINT

Christopher St James, our clients and any joint agents give notice that:

- 1) They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.
- 2) Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building, regulation or other consents and Christopher St James have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

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