



**2 Bed  
Apartment  
located in Nine  
Elms**

£3,000 PCM

ORLANDO REID



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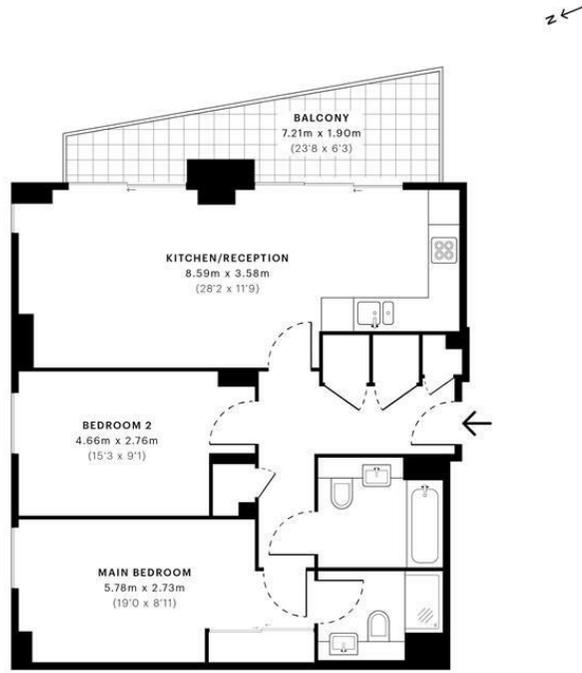


# Pinto Tower, SW8

CAPTURE DATE: 31/03/2022 LASER SCAN POINTS: 31,266,248

GROSS INTERNAL AREA

76.28 sqm / 821.07 sqft



— Ninth Floor

	<b>GROSS INTERNAL AREA (GIA)</b> The footprint of the property 76.28 sqm / 821.07 sqft		<b>NET INTERNAL AREA (NIA)</b> Excludes walls and structural features Includes mezzanines, restricted head height 71.58 sqm / 770.48 sqft		<b>EXTERNAL STRUCTURAL FEATURES</b> Balconies, terraces, verandas etc. 9.12 sqm / 98.17 sqft		<b>RESTRICTED HEAD HEIGHT</b> Limited use area under 1.8m 0.00 sqm / 0.00 sqft
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Spec Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and 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.

IPWS 3B RESIDENTIAL: 84.88 sqm / 913.64 sqft  
IPWS 3C RESIDENTIAL: 81.00 sqm / 871.89 sqft  
SPEC ID: 624415758e85390dc5d75928

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>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		
<b>England &amp; Wales</b>		

## DIRECTIONS

## CONTACT

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