

Gracefield Gardens, Streatham SW16

Borough: Lambeth

£1,750 pcm

- Three double bedroom maisonette
- Communal gardens




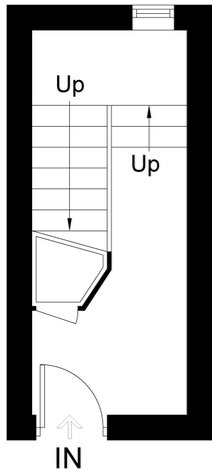
A large three double bedroom maisonette located on Gracefield Gardens. Arranged over three floors this well-proportioned property comprises; spacious L-shaped open plan living room with modern fitted kitchen and inbuilt appliances, three double bedrooms and bathroom suite with walk-in shower. Additional benefits include, private balcony, communal gardens and ample fitted storage throughout. The property is located with close proximity to Streatham High Road and Streatham Hill Station. Available from 20th July, part-furnished.

Thurlow House

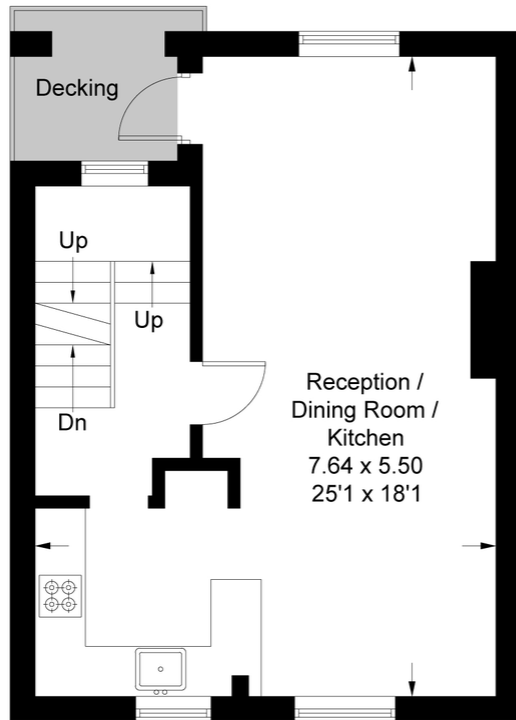
Approximate Gross Internal Area = 90.0 sq m / 969 sq ft
 Reduced Headroom = 0.6 sq m / 6 sq ft
 Total = 90.6 sq m / 975 sq ft



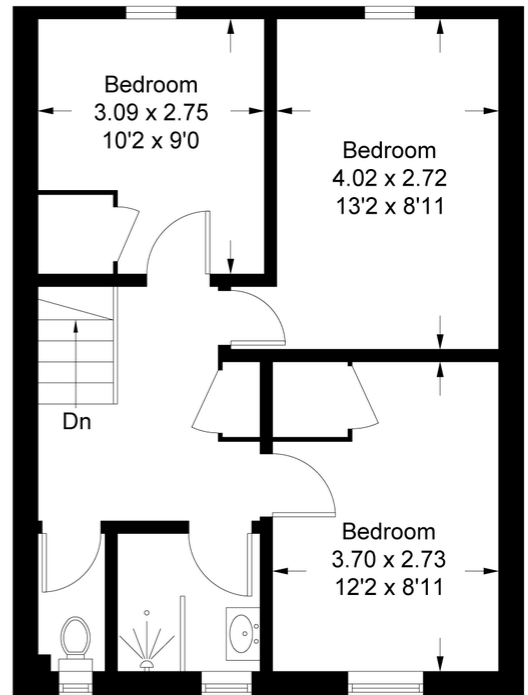
 = Reduced headroom below 1.5m / 5'0



Ground Floor



First Floor



Second Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID545017)



Energy performance certificate (EPC)



Property type
Top-floor maisonette

Total floor area
90 square metres

Rules on letting this property
Properties can be rented if they have an energy rating from A to E.

Energy efficiency rating for this property
This property's current energy rating is D. It has the potential to be C.

Important Notice
In accordance with the Property Misdescriptions Act (1991) we have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.