

Kempshott Road, Streatham SW16

Borough: Lambeth

£1,750 pcm

- Newly refurbished two double bedroom flat
- Top floor close to station



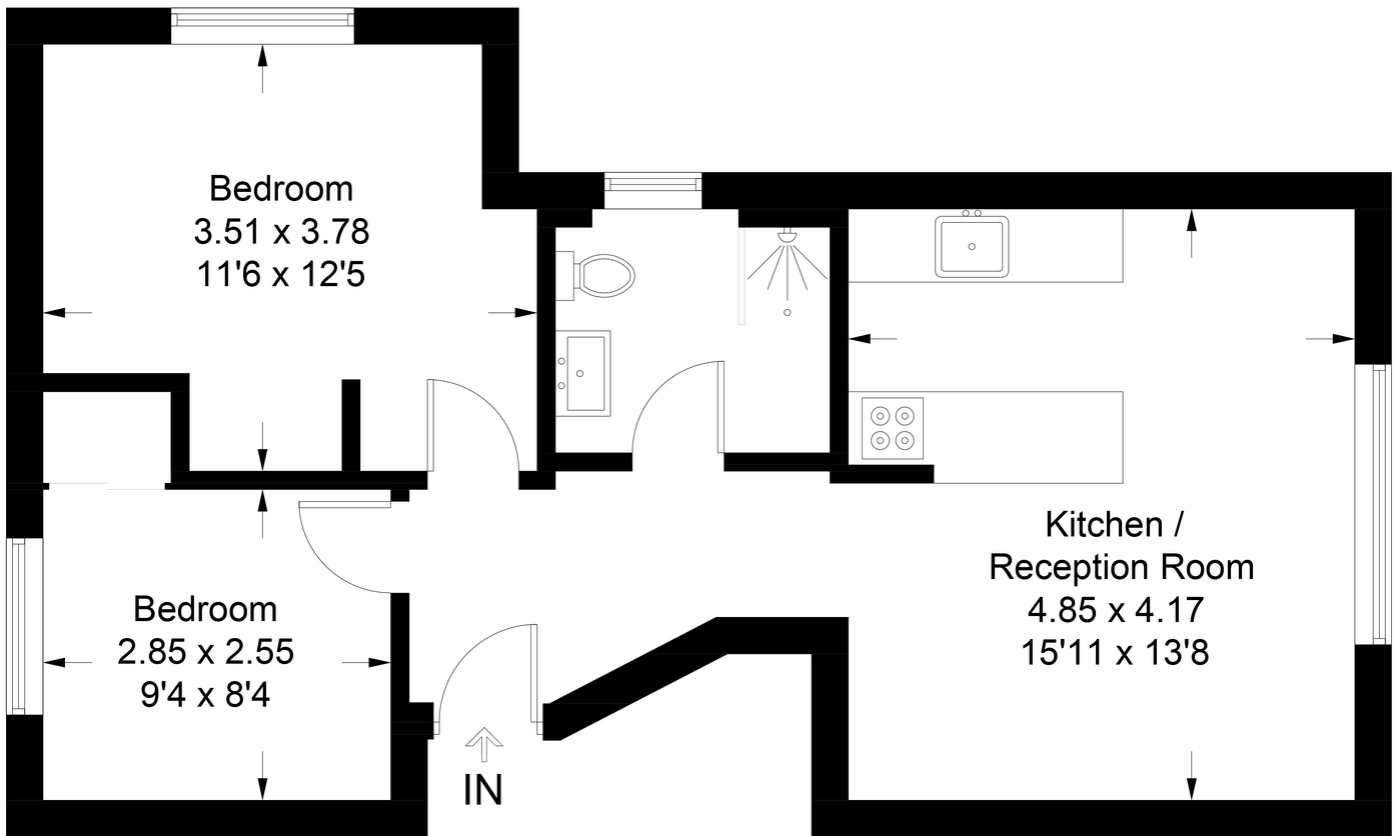
Fabulous light and airy two double bedroom flat with built in wardrobes, and loft storage. It is a five minute walk to Streatham common Station which connects to London bridge and Victoria or Streatham station only a little further is on the Thames link service.

Available from 30th September, furnished.

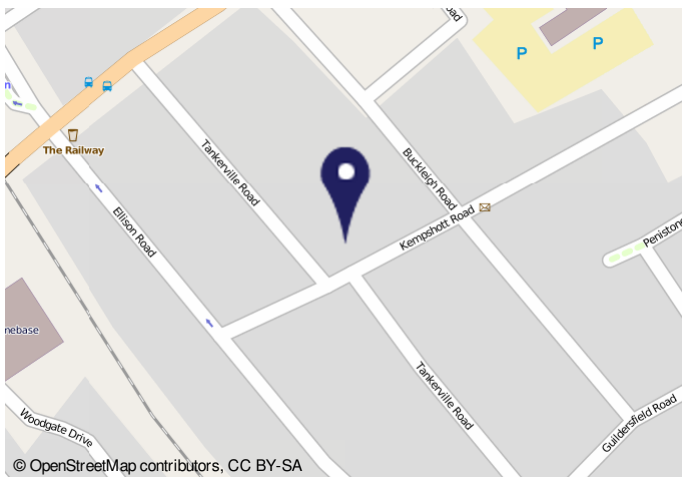
Rent (£1,750pcm), 5 week security Deposit (£2,015.00), 12 month minimum tenancy. Council tax band C, Lambeth.

Kempshott Road

Approximate Gross Internal Area = 52.9 sq m / 569 sq ft



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. (ID897963)



13892022, 11:30 Energy performance certificate (EPC) - Final an energy certificate - 00010K

Energy performance certificate (EPC)

File ID 52 Kempshott Road SOMERSET TA97 9LH	Energy rating C	Valid until 11 September 2032
Property type Top-floor flat	Current condition	1987 2008 7201 4714 4208

Total floor area
52 square metres

Rules on letting this property
Properties can be let if they have an energy rating from A to E.
You can read [guidance on landlords on the regulations and exemptions](#) https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/441111/landlords-guide-to-letting-properties.pdf

Energy efficiency rating for this property
This property's current energy rating is C. It has the potential to be C.
[See how to improve this property's energy performance.](#)

View this energy certificate online: <https://www.gov.uk/energy-certificates/441111/2025-02-11-4714-4208>

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.