

Streatham High Road, Streatham Hill SW16

Tenure: Share of Freehold Borough: Lambeth

£425,000

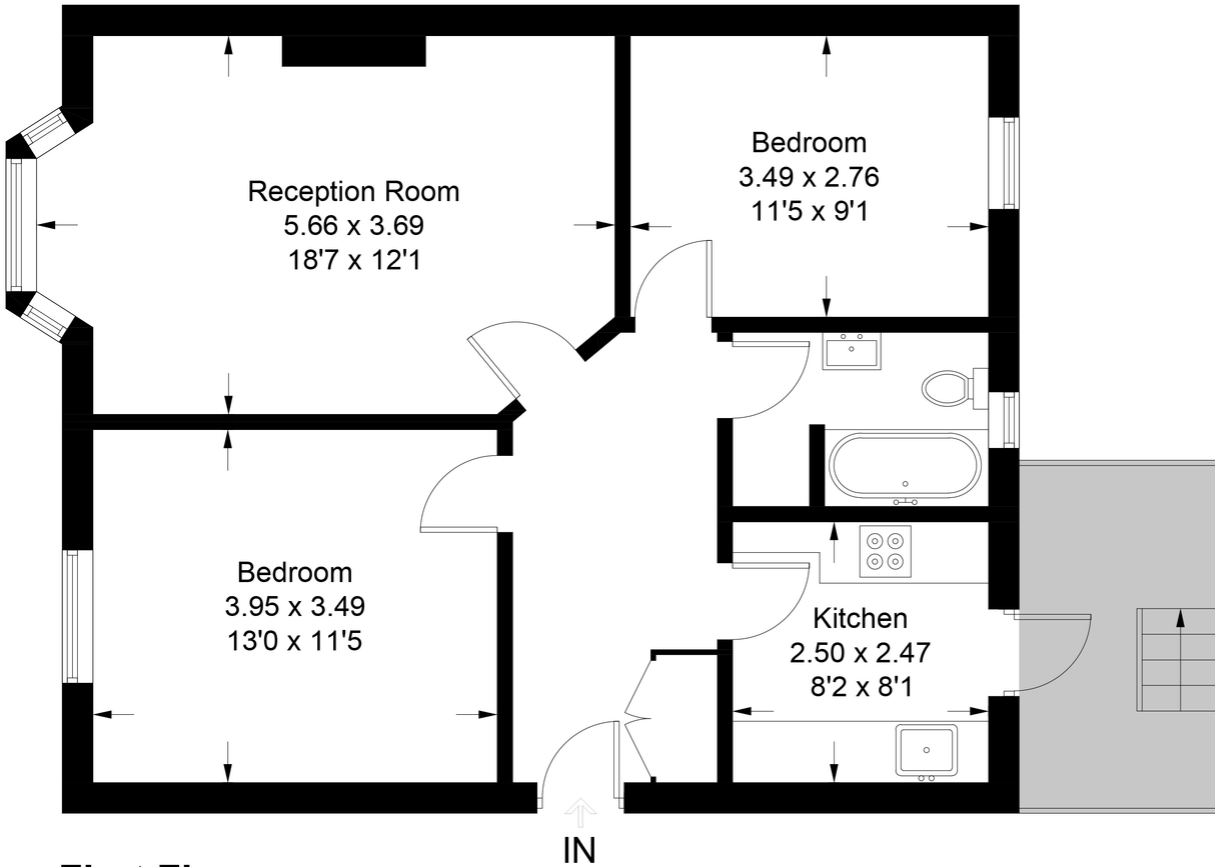
- Excellent central location
- Spacious apartment in art-deco building



A lovely and spacious two double bedroom apartment in this well maintained, art-deco building. The property is in extremely close proximity of Streatham Hill station and the excellent array of shops, bars and restaurants of the area. There are numerous bus routes to the City and West End on the High Rd with the building set back behind secure gates. The flat is in excellent condition throughout and comes with a share in the freehold.

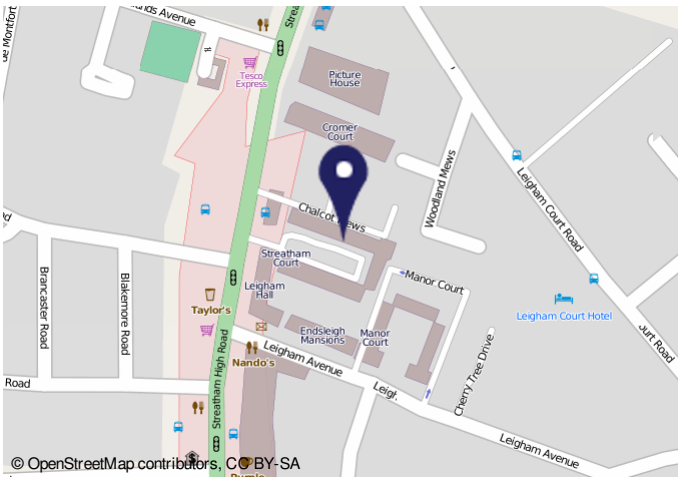
Streatham Court

Approximate Gross Internal Area = 65 sq m / 700 sq ft



First 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. (ID714716)



11062020 Energy performance of buildings register

Energy performance certificate (EPC)

Flat 3 Streatham Court
Streatham Hill Street
LONDON,
SW16 6UN

Energy rating **D**

Valid until 14 March 2022 Certificate number 0110-2044-0870-9432-1305

Property type
Mid-floor flat

Total floor area
62 square metres

Rules on letting this property
Properties can be rented if they have an energy rating from A to E.
If the property is rented (F or G), it cannot be let, unless an exemption has been registered. You can read guidance for landlords on the conditions and exemptions that apply to you here: [landlords guide to energy performance certificates](#)

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

View this energy certificate digital certificate on gov.uk using certificate ID: 0110-2044-0870-9432-1305

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.