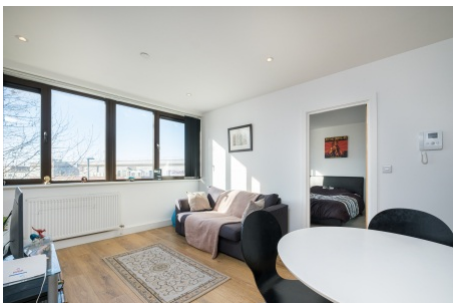


243a Streatham High Road, Streatham SW16

Tenure: Leasehold Borough: Lambeth

£300,000

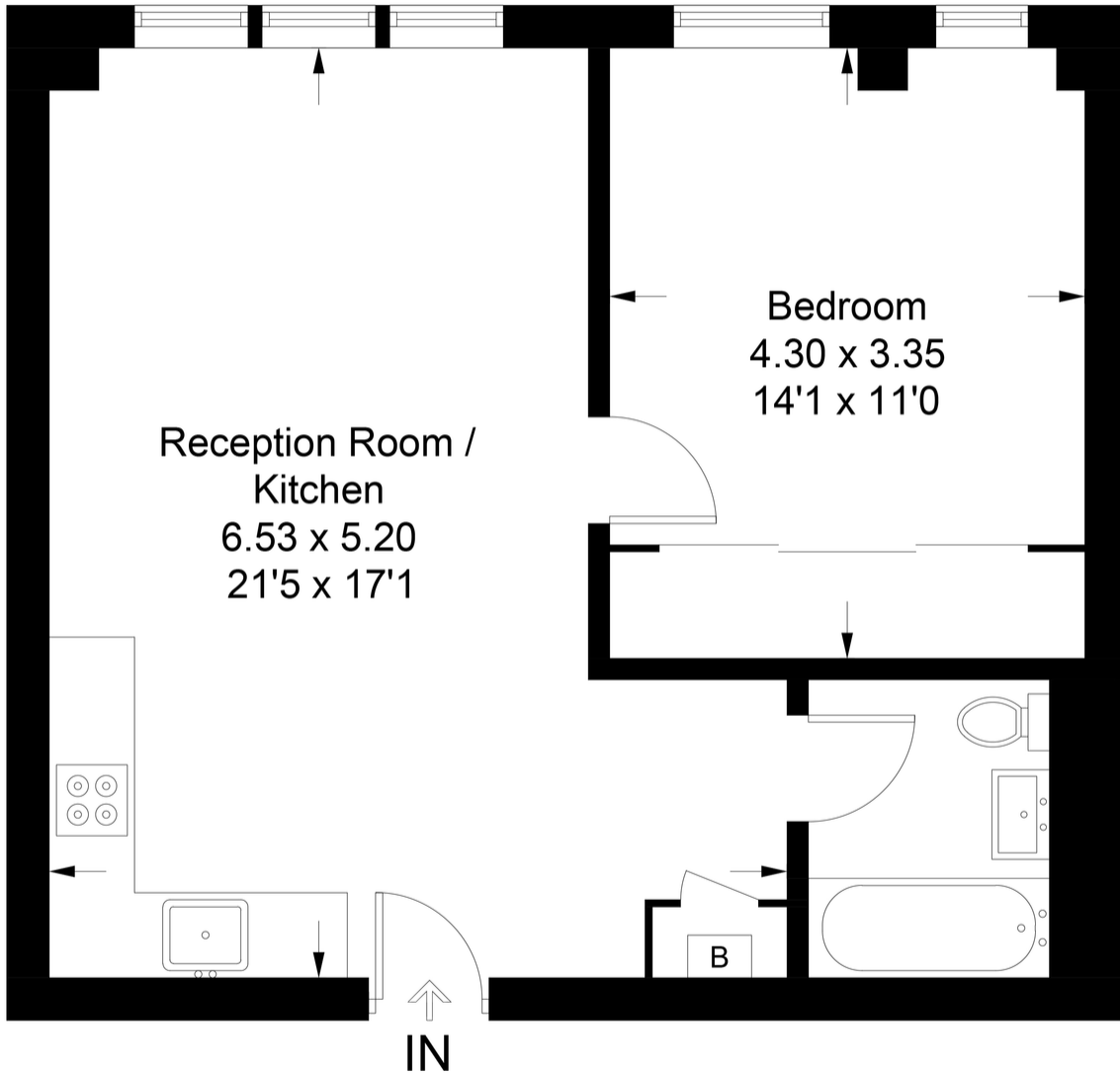
- Smart and very spacious one bedroom flat
- Directly opposite Streatham station



A really light and bright one bedroom second floor flat with large open plan kitchen reception room. The accommodation is in excellent decorative order and in a great location for access to shops bars and restaurants and both Streatham station and the bus depot are opposite to give excellent commuter options.

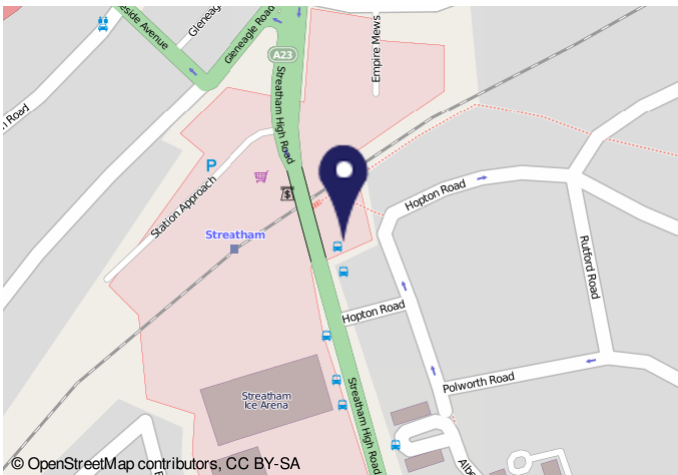
Hopton House

Approximate Gross Internal Area = 48 sq m / 517 sq ft



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. (ID829059)



10732, 947 AM Energy performance certificate (EPC) - Floor energy certificate - 00/0/0

Energy performance certificate (EPC)		Valid until	18 December 2025
10732, 947 AM	10732, 947 AM	Energy rating	B
10732, 947 AM	10732, 947 AM	Current energy rating	B
10732, 947 AM	10732, 947 AM	Current energy score	80

Property type: Mid-floor flat
Total floor area: 48 square metres

Rules on letting this property
Properties can be let if they have an energy rating from A to E.
If the property is rated F or G, it cannot be let unless an exemption has been registered. You can read guidance for landlords on the exemptions and associated costs <https://www.gov.uk/guidance/energy-ratings-for-landlords>.

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

The graph shows this property's current and potential energy efficiency.

Properties are given a rating from A (most efficient) to G (least efficient).

Properties are also given a score. The higher the number the lower your fuel bills are likely to be.

For properties in England and Wales:
The average energy rating is D
The average energy score is 60

<https://www.energy-certificates.gov.uk/energy-certificates/10732-947-AM-01102025>

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.