



Fentiman Road
London, SW8

CHESTERTONS





Chestertons are pleased to present this gorgeous and recently modernised house on Fentiman Road, in-between Vauxhall and Stockwell.

Arranged over three floors, the property comprises five bedrooms, two receptions, an office, two bathrooms, an additional WC, a utility room and a private garden. It has been recently refurbished, providing a huge living space with over 2,400 square feet. The property further benefits from a driveway providing an off road parking space for one vehicle.

Set in this beautiful residential road this Victorian house with lots of character is available for a short term rental from September. The property is offered on a furnished basis.

Conveniently located within walking distance to Nine Elms, Oval & Vauxhall tube stations. Vauxhall (BR Mainline & Victoria tube) station provides easy access to Waterloo (train) and Oxford Circus, Kings Cross and more (Tube) with fast transport links. Plenty of other options nearby, includes bus and river boat services within short walking distance from the property.

Residential, yet vibrant area with a vast selection of cafes, local delis, restaurants nearby.

- Five Bedroom House
- Short Let
- All Bills Included
- Fully Furnished
- Private Garden
- Arranged Over Three Floors

£10,000 pcm

Additional tenant charges apply (fees apply to non-AST tenancies only)

Tenancy Agreement Fee: £300

References per Tenant/Guarantor: £60

Inventory check (approx. £100 – £250 inc. VAT)

chestertons.co.uk/property-to-rent/applicable-fees

Energy Efficiency Rating		Current	Potential
95-100	A		
81-94	B		83
69-80	C	70	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Not energy efficient - higher running costs

England, Scotland & Wales EU Directive 2002/91/EC

Minimum Term: 1 months
Deposit Required: £9,230.77
Local Authority: Lambeth
Council Tax Band: G
EPC Rating: C
Furnished

Chestertons Battersea Park & Nine Elms Lettings

59 Battersea Bridge Road
 London
 SW11 3AU

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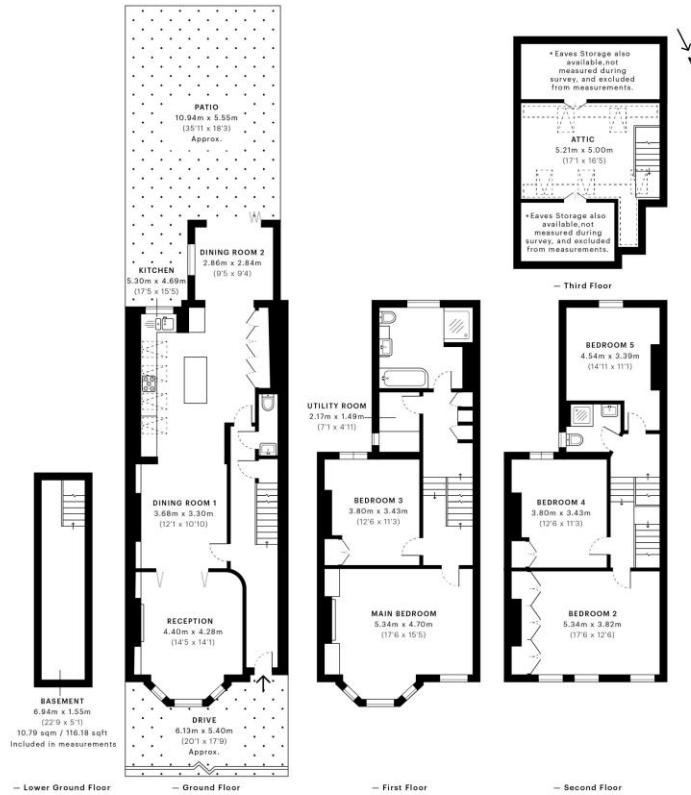


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CAPTURE DATE 06/05/2022 LABER SCAN POINTS 130,015,406

GROSS INTERNAL AREA

228.47 sqm / 2459.23 sqft



GROSS INTERNAL AREA (GIA)
The footprint of the property
228.47 sqm / 2459.23 sqft

NET INTERNAL AREA (NIA)
Excludes walls and external features
Includes washrooms, restricted head height
207.30 sqm / 2231.36 sqft

EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas etc.
0.00 sqm / 0.00 sqft

RESTRICTED HEAD HEIGHT
Disturbed use area under 1.5m
5.41 sqm / 58.23 sqft



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.

IPMS 2B RESIDENTIAL: 217.91 sqm / 2345.56 sqft
IPMS 3C RESIDENTIAL: 208.40 sqm / 2243.20 sqft

SPIC ID: 62710228c8aD80dc4968a99

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