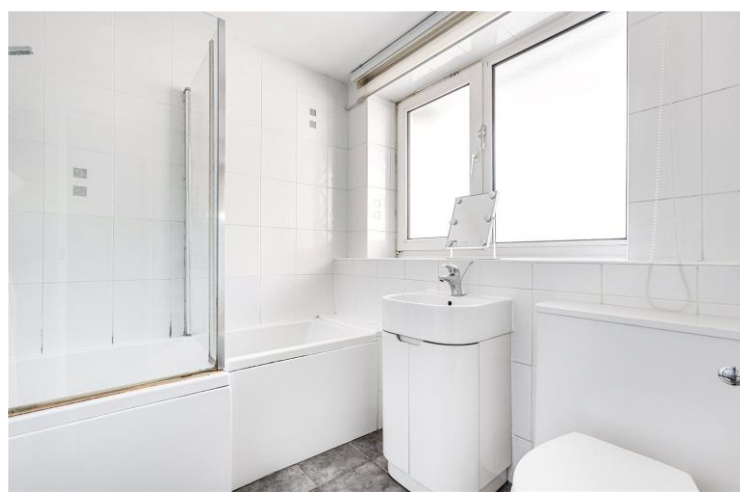




Blake House
York Road, SW11





Located in a secure purpose-built development a short walk to both Clapham Junction and Wandsworth Town Railway Stations.

The property comprises of two full double bedrooms, a separate recently refurbished kitchen and a good size reception room ideal for entertaining. Offered on a furnished basis with high-speed internet available. Moments from Clapham Junction Station. Offered on a furnished basis.

Early viewing advised.

- Secure purpose built block
- Two full double bedrooms
- Recently refurbished kitchen
- Separate living room
- Furnished
- High Speed Internet

£2,200 pcm

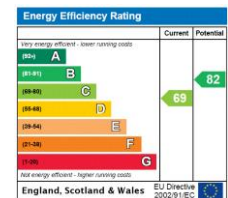
Additional tenant charges apply (fees apply to non-AST tenancies only)

Tenancy Agreement Fee: £300

References per Tenant/Guarantor: £60

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

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



Minimum Term: 12 months
Deposit Required: £2,538.46
Local Authority: London Borough of Wandsworth
Council Tax Band: C
EPC Rating: C
Furnished

Chestertons Battersea Park & Nine Elms Lettings

59 Battersea Bridge Road
 London
 SW11 3AU

batterseapark@chestertons.co.uk
 02030408269
chestertons.co.uk

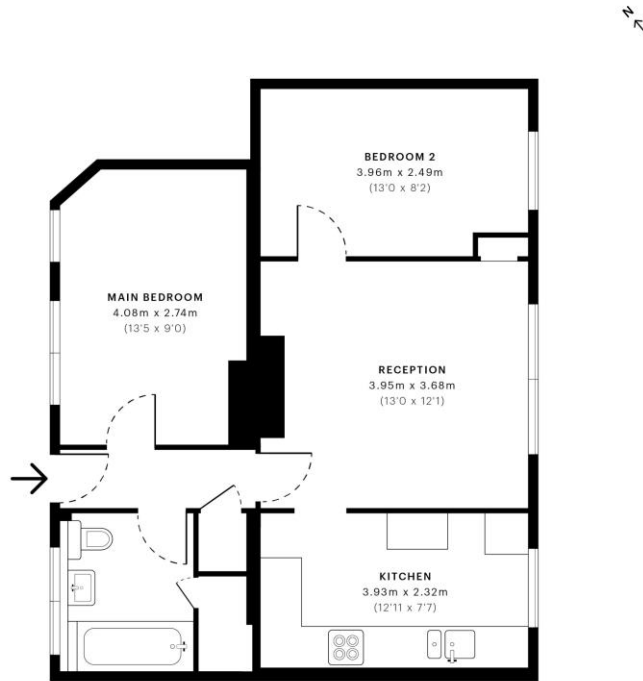


Blake House, SW11

CAPTURE DATE: 07/07/2022 LASER SCAN POINTS: 23,087,013

GROSS INTERNAL AREA

56.14 sqm / 604.29 sqft



— Second Floor

GROSS INTERNAL AREA (GIA)
The footprint of the property
56.14 sqm / 604.29 sqft

NET INTERNAL AREA (NIA)
Excludes walls and structural features
Includes washrooms, restricted head height
52.57 sqm / 565.86 sqft

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

RESTRICTED HEAD HEIGHT
Limited use area under 1.5m
0.00 sqm / 0.00 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 3B RESIDENTIAL: 57.89 sqm / 623.12 sqft
IPMS 3C RESIDENTIAL: 54.33 sqm / 584.80 sqft

SPEC ID: 62c444d8caf5ad0ddb0337ee

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