



Nightingale Lane, London, SW12 8AP

A spacious three bedroom apartment in sought after development moments from Clapham Common and the Underground Station.

The property boasts a naturally bright and generous living room leading into the balcony, a well kept separate kitchen, three bedrooms, and a family bathroom.

A plethora of restaurants, cafes, pub and shops are just round the corner.

Service Charge: £3,373.46

Ground Rent: £50.00

Years on the Lease: 85

Council Tax Band: D

Figures may vary. Please double check all figures and facts with your conveyancer.

Leasehold

- Three Bedroom Apartment
- Iconic Building
- Naturally Bright
- Steps from Clapham Common
- Moments from Clapham South Underground Station
- Plethora of Local Amenities Nearby

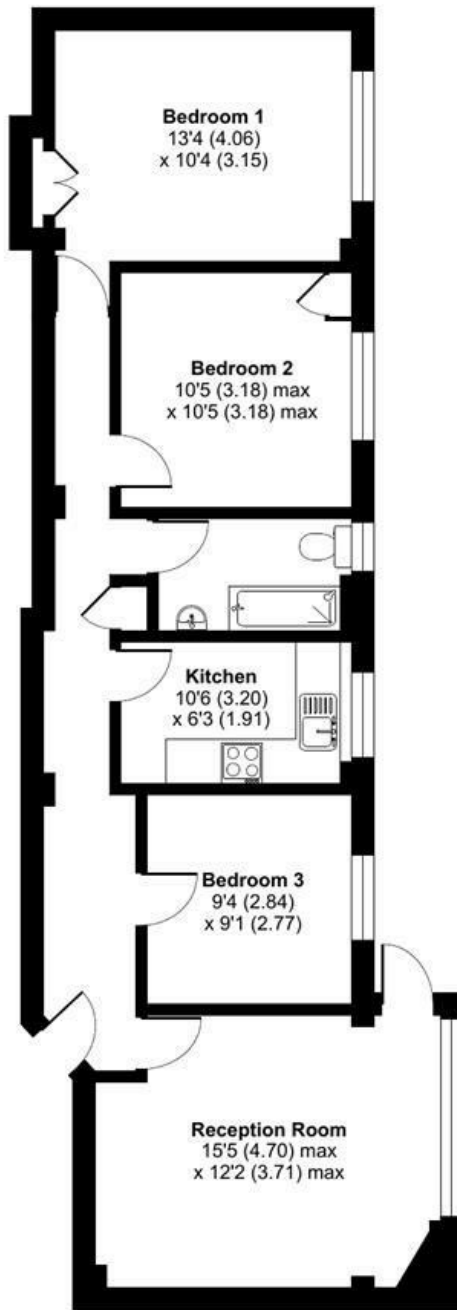
Alex & Matteo
ESTATE AGENTS

Offers in excess of £450,000

Nightingale Lane, London, SW12

Approximate Area = 790 sq ft / 73.4 sq m

For identification only - Not to scale



SECOND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchcom 2022. Produced for Alex & Matteo Estate Agents. REF: 921649

