



## 16A Barnard Road, London, SW11 1QS

A stunning 3 bedroom flat presented in immaculate condition throughout and ideally located a short 5 minute walk to Clapham Junction.

The property is neutrally decorated and has undergone recent renovation.

The kitchen has been fitted with brand new units, flooring and appliances are supplied (washer/dryer, dishwasher, fridge, built in oven and ceramic hob), supplied alongside the basic sets of cutlery, crockery, saucepans and utensils.

Spacious living room, supplied with two sofas, table and flooring. NEW dining chairs, TV Bench, cupboards, shelving unit and side tables, coffee table, cushions and large rug.

Three double bedrooms, which have all been repainted, have new lighting and carpets.

Back bedroom also has new double glazed windows and new freestanding wardrobe. All bedrooms have new mattresses, drawers and bedside table.

Both bathrooms have also undergone extensive renovations and are completed to a high standard.

**£3,500 Per Month**

# 16A Barnard Road

, London, SW11 1QS



- RECENTLY RENOVATED
- NEW CARPETS IN BEDROOMS
- IDEAL LOCATION
- AVAILABLE TO RENT FROM 28TH FEB 2026
- NEW MODERN KITCHEN
- FRESHLY PAINTED
- GOOD TRANSPORT LINKS
- RECENTLY RENOVATED BATHROOMS
- GAS CENTRAL HEATING
- SUITABLE FOR 3 SHARERS



Directions

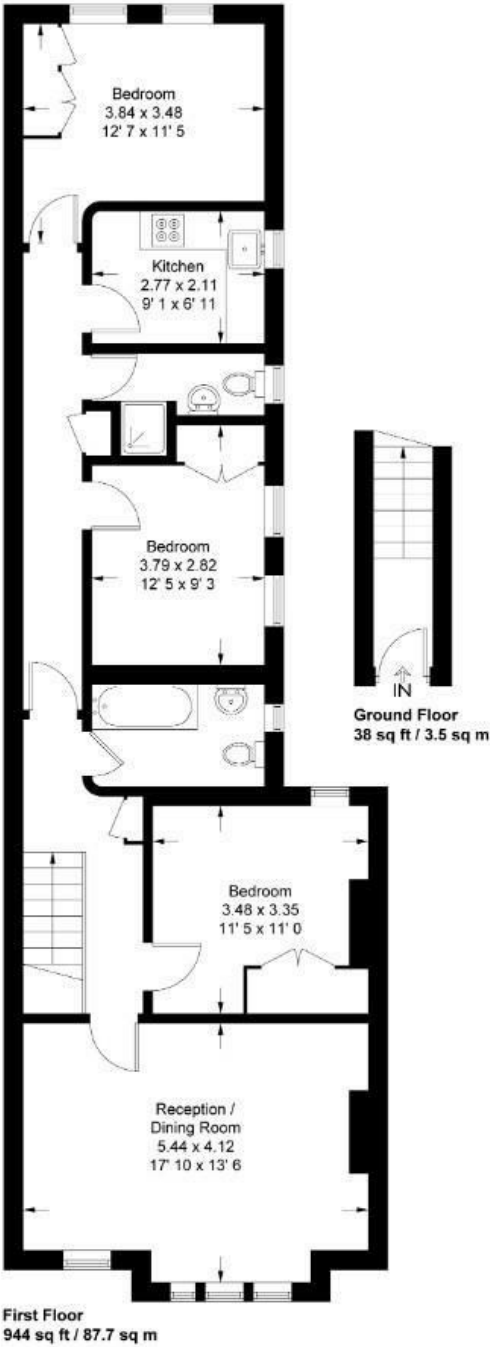




Floor Plan

Barnard Road

Approximate Gross Internal Area = 982 sq ft / 91.2 sq m



This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

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Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO <sub>2</sub> emissions	Current	Potential
(92 plus) <b>A</b>			(92 plus) <b>A</b>		
(81-91) <b>B</b>			(81-91) <b>B</b>		
(69-80) <b>C</b>			(69-80) <b>C</b>		
(55-68) <b>D</b>			(55-68) <b>D</b>		
(39-54) <b>E</b>			(39-54) <b>E</b>		
(21-38) <b>F</b>			(21-38) <b>F</b>		
(1-20) <b>G</b>			(1-20) <b>G</b>		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	