



ORLANDO REID

**Ashfield Court, Clapham Road, SW9**

Asking price of £399,999

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## SUMMARY

Orlando Reid are pleased to present to the market this larger-than-average one bedroom apartment featuring its own private patio.

Arranged on the ground floor of this modern development, the property comprises an entrance hall with in-built storage, a bathroom, semi-open plan kitchen / reception leading out to the South West-facing private patio, and a double bedroom.

The location is fantastic. Located a stone's throw from a commuter artery (Clapham Road), the property benefits from incredible ease of access to Stockwell Underground (Victoria, Northern), an almost ending array of bus routes providing access all across the city, and a plethora of pay-as-you-go bicycles within easy reach.

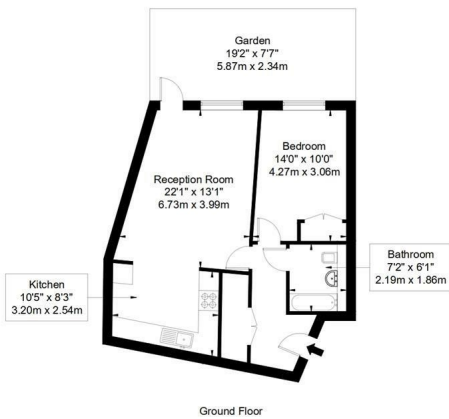
Further to this, the property also benefits from incredibly easy access to lots of green space (Kennington Oval, Clapham Common, Larkhall Park). Equally, there is an incredible array of local amenities available nearby - ranging from cafes, restaurants, bars, supermarkets, barbers/hairdressers etc.

Lease details to be confirmed. Please call us on 0207 627 3197 for further details, or to arrange a viewing.



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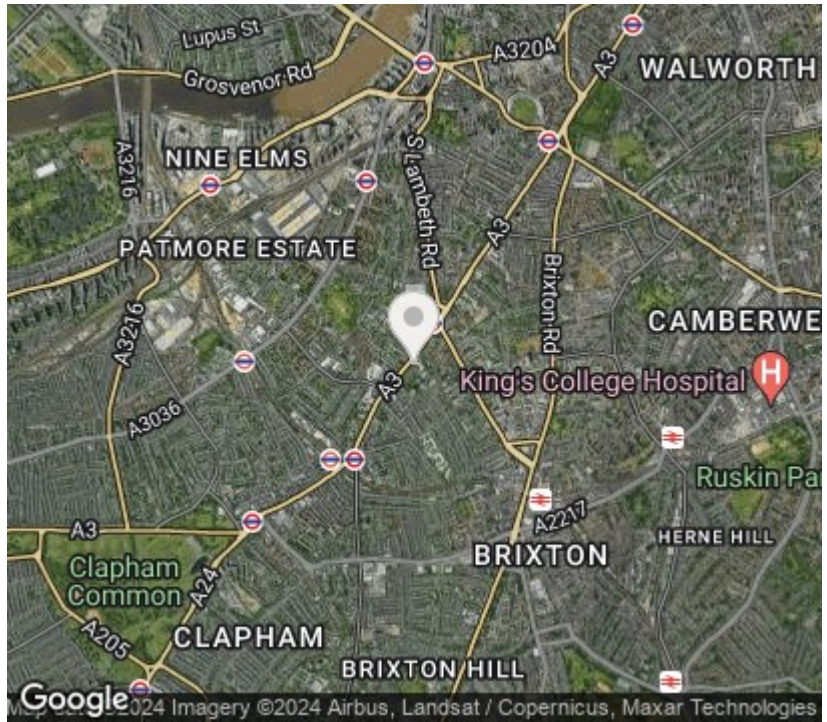
Approx Gross Internal Area = 54.74 sq m / 589 sq ft  
 Garden = 13.73 sq m / 148 sq ft  
 Total = 68.47 sq m / 737 sq ft



Ref :

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The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information provided it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.  
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Orlando Reid Sales 1-3 Old Town, Clapham, London, SW4 0JT

Tel: 020 7627 5566

Email: sales@orlandoreid.co.uk

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