



Flat A

Pendennis Road | | London | SW16 2SS

£1,295 Per Month



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Nestled on Pendennis Road in the vibrant heart of London, this charming studio apartment offers a unique opportunity for those seeking a modern living space in an excellent location. The property is designed to maximise comfort and functionality.

The property is well-appointed and equipped with brand new appliances, ensuring that your daily routines are both convenient and enjoyable. The bathroom is thoughtfully designed, providing a refreshing retreat.

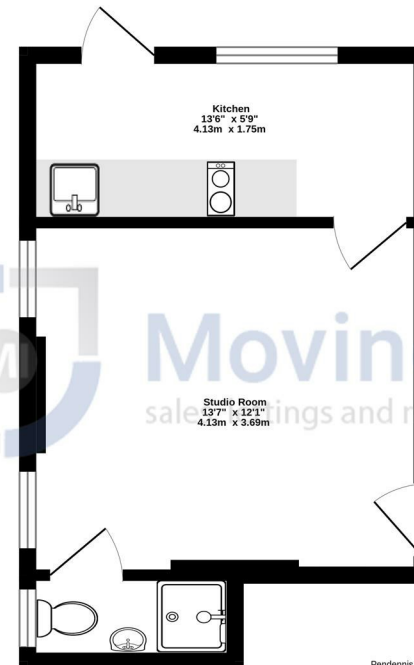
One of the standout features of this property is its direct access to a vast communal garden, ideal for those who appreciate outdoor space. Whether you wish to enjoy a morning coffee in the sun or unwind after a long day, this garden offers a serene escape from the hustle and bustle of city life.

Additional benefits include regulated heating and water rates being included in the rent. Being on

- Brand new studio flat
- Direct access to a shared garden
- Regulated heating included
- Modern appliances
- Spacious communal garden
- Ground floor
- Water rates included
- Available immediately
- Excellent location



Lower Ground Floor
260 sq.ft. (24.1 sq.m.) approx.



Pendennis Road, Streatham, London, SW16
TOTAL FLOOR AREA: 260 sq.ft. (24.1 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	68	74
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Council Tax Band B
EPC Rating D

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