



Besley Street, London SW16 6BD

welcome to

Besley Street, London

A fantastic opportunity to acquire a spacious three-bedroom family home on the ever-popular Besley Street, offering excellent potential for buyers looking to create their ideal home or for investors seeking a refurbishment project.

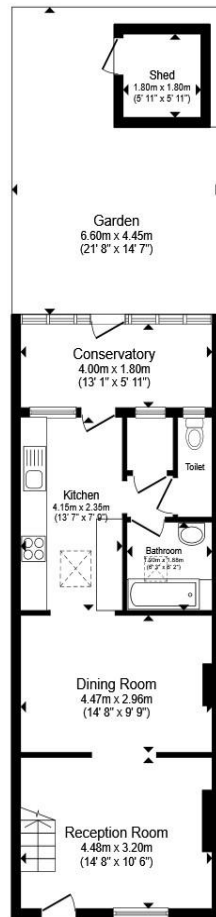
The property comprises three generously sized bedrooms, two well-proportioned reception rooms, and a family bathroom. Additional features include a conservatory providing extra living space and access to a decent-sized private garden.

Ideal for both homebuyers and investors, the house presents exciting potential for reconfiguration or extension (STPP) and may also lend itself to conversion into a well-proportioned HMO, subject to the necessary permissions.

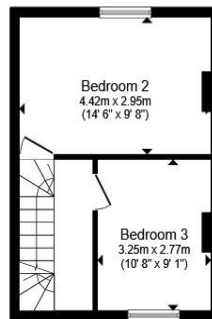
While the property requires modernisation throughout, it offers a superb blank canvas for those wishing to put their own stamp on a new home.

Perfectly positioned, Besley Street is a sought-after residential road close to a wide range of local amenities, schools, and green spaces. Streatham Common station is just a stone's throw away, providing excellent transport links into Central London making commuting a breeze.

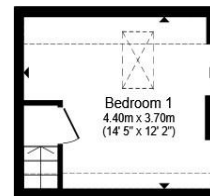




Ground Floor



First Floor



Second Floor



Agents Notes:

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Total floor area 102.9 m² (1,108 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

welcome to

Besley Street, London

- Three Spacious Bedrooms
- Chain Free
- Conservatory
- Excellent Transport links
- Local Amenities

Tenure: Freehold EPC Rating: C
Council Tax Band: D

offers in excess of

£500,000



Please note the marker reflects the
postcode not the actual property

view this property online barnardmarcus.co.uk/Property/STM110427



Property Ref:
STM110427 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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barnard marcus



020 8769 9393



Streatham@barnardmarcus.co.uk



120 Mitcham Lane, Streatham, London, SW16 6NS



barnardmarcus.co.uk