



Folgate Apartments, 22 Danvers Avenue, London, SW11 1BY

£775 Per Week

A brand new, 2 bedroom 2 bathroom apartment within 'Folgate Apartments' offering stylish and comfortable living in a well-connected South West London location.

Situated on the 1st floor, bright open-plan living and dining area with access to balcony, fitted kitchen, two well-proportioned bedrooms and two luxury bathroom suites.

Residents benefit from excellent on-site facilities, including 24-hour concierge, a residents Peleton room and landscaped communal gardens and a sun terrace.

The property is ideally located close to Clapham Junction, providing excellent transport connections to London Victoria, Waterloo and other key destinations. The popular Northcote Road and St John's Hill are also nearby, offering a fantastic selection of cafés, restaurants, bars, shops and everyday amenities.

Battersea Park, Clapham Common and Wandsworth Common are all within easy reach.

COMES FURNISHED. AVAILABLE FROM NOW.

- 2 BEDROOMS
- FURNISHED
- LANDSCAPED RESIDENTS GARDENS
- PELETON ROOM
- 2 BATHROOMS
- BALCONY
- WALK TO CLAPHAM JUNCTION STATION
- 1ST FLOOR
- 24 HOUR CONCIERGE
- AVAILABLE FROM NOW

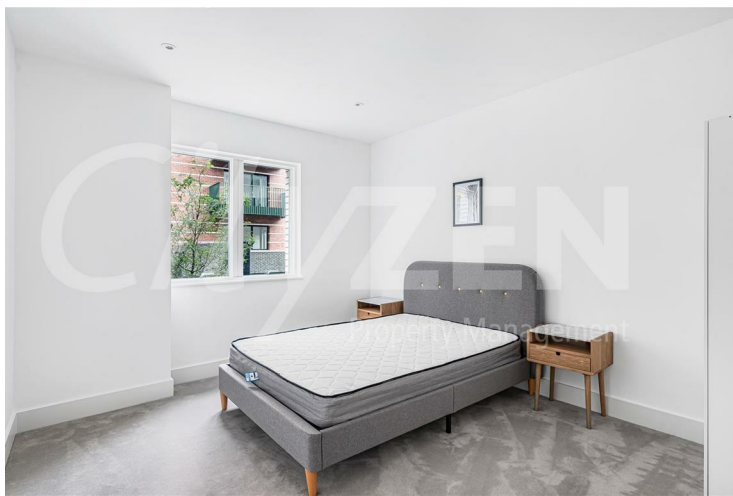
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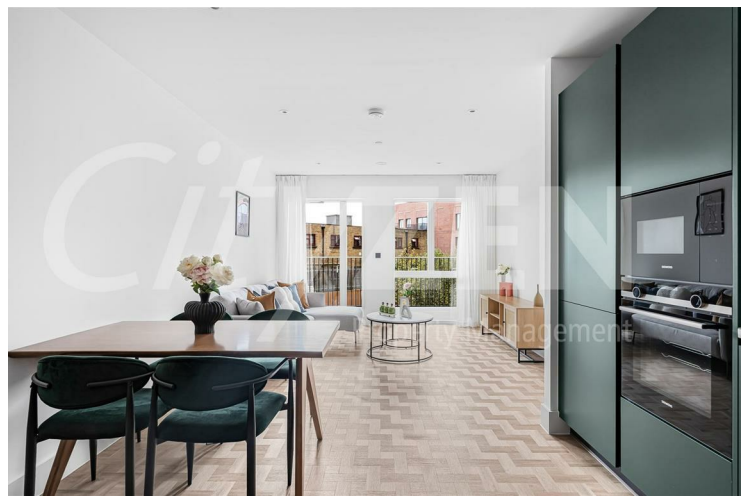
BEDROOM



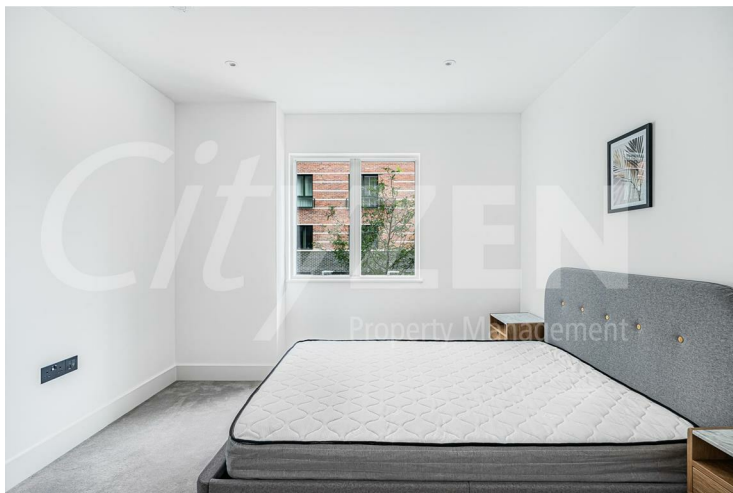
RECEPTION



BEDROOM



RECEPTION



BEDROOM



RECEPTION

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RECEPTION



BALCONY



KITCHEN



VIEW



RECEPTION



KITCHEN

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FOLGATE APARTMENTS



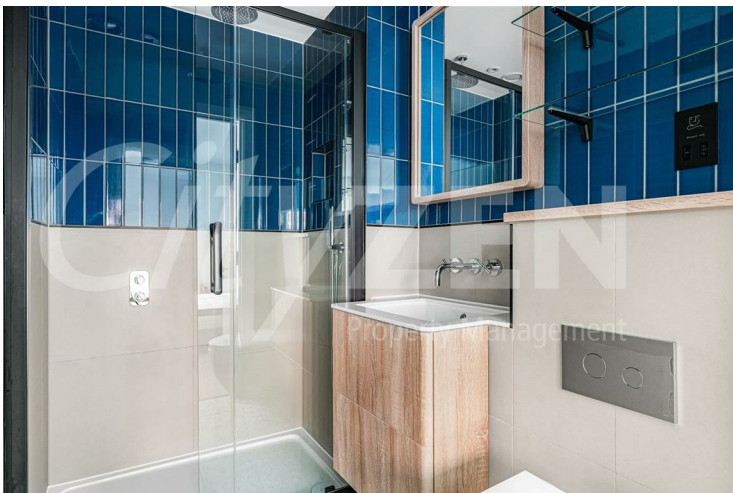
BEDROOM



BATHROOM

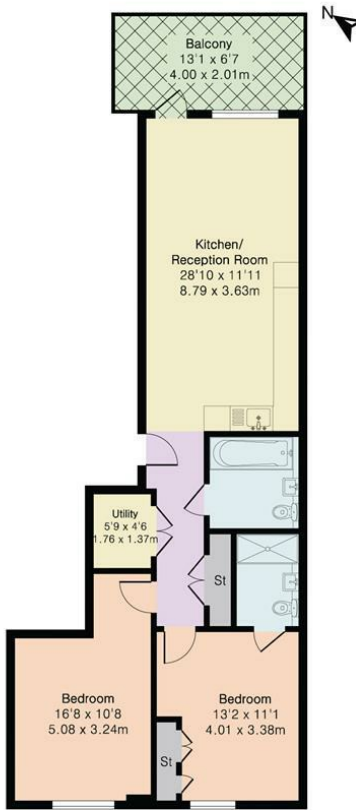


BEDROOM



EN SUITE SHOWER ROOM

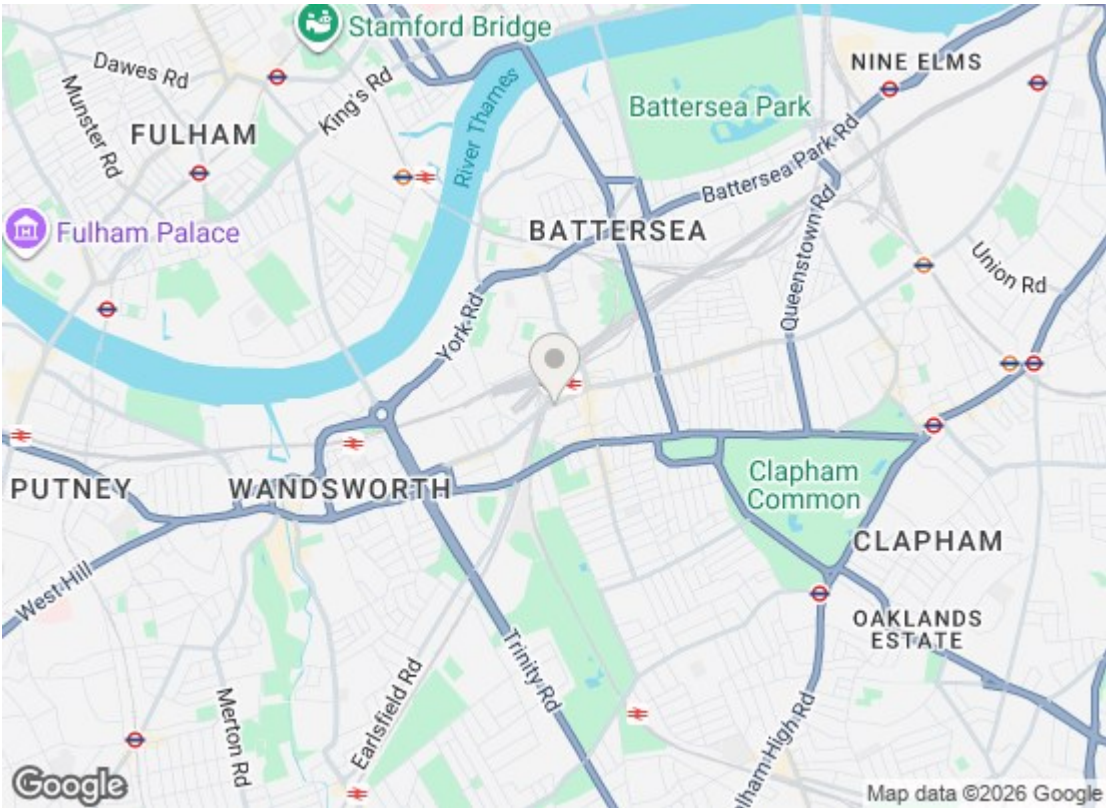
Approximate Gross Internal Area 809 sq ft - 75 sq m



First Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	85	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.