



TO LET

79 Baytree Road, Sw2
£560 pw

Lexadon Property Group are proud to bring a brand-new development to the market on Acre Lane.

- **Apartment - Unfurnished**
- **2 Beds + 1 Reception**
- **1 Bathroom**
- **Shower**
- **Bike Storage**
- **Accessibility: Lift**
- **No Parking**
- **Balcony**
- **Washing Machine**
- **Burglar Alarm**



£560 pw

79 Baytree Road,
Brixton,
London
SW2 5DP

>> Key Features

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- 1 Bathroom
- Shower
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Lexadon Property Group are proud to bring a brand-new development to the market on Acre Lane.

Our development on Acre Lane/ Baytree road is suited perfectly between Clapham and Brixton, offering you the best of both worlds.

This new build development presents a beautiful collection of 1, 2 and 3 bedroom apartments to rent. With spacious, light-filled living areas, sleek modern kitchens and cozy bedrooms, these un-furnished apartments offer you a chance to call somewhere home. Renting a property at this development will offer you bike storage, communal garden, private outdoor spaces for every apartment, 24 hours CCTV, security alarms, lift access, dishwashers, washer dryers and a great community feel. Whether you're a busy professional or a family, this development is the ultimate destination that meets all your expectations. Our pet-friendly policy means you no longer have to choose between your pet or your home.

The apartments are in TFL Zone 2, which makes it one of the quickest most convenient spots to commute.

" 8 minutes' walk to Brixton Tube station

" 10 minutes' walk to Brixton Station

£560 pw

- " 14 minutes' walk to Clapham North Tube station
- " 16 minutes' walk to Clapham High street Overground station
- " 20 minutes' walk to Clapham Common Tube station

Travel times taken from Google - check your commute via Google or Citymapper

Our development offers the widest variety of amenities.

There are lots of restaurants, bars, supermarkets, green spaces and gyms within walking distance.

You can also find delightful coffee shops for your daily dose of caffeine with numerous cafes dotted around the local area.

- " 1-minute walk to Tesco
- " 3-minutes' walk to Lidl
- " 3-minutes' walk to Anytime Fitness
- " 7-minutes' walk to The Ritzy Cinema
- " 7-minutes' walk to F-Mondays coffee shop
- " 5-minutes' walk to The Trinity Arms
- " 20-minutes' walk to Clapham Common
- " 15-minutes' walk to Brockwell Park

The development is made up of four 1-bedroom apartments, twelve 2-bedroom apartments, three 3-bedroom apartments. This means you have a high chance of securing your dream home!

The properties will be let as strictly Un-furnished.

Available: As soon as possible (earliest Monday 3rd June 2024-8th June 2024)

Un-furnished (Please note the photos are of the show home furniture not they actual furniture)

EPC: TBC

Council Tax Band: TBC

Lexadon Property Group is not an agency representing Landlords, we are the Landlord and as such can provide you with a unique and fresh approach to renting. No more selling or over the top marketing, at Lexadon we truly believe that direct contact with your Landlord from the outset is the most important thing to our tenants.

As an added security, Lexadon manages and maintains all of our properties with the help of our in-house team.

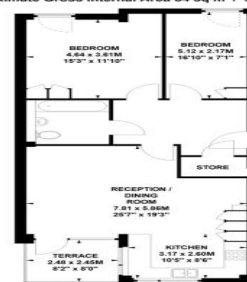
Click 'Request details' or 'Email Agent' and we will be more than happy to book you in and show you around.

After all, who knows these properties better than the people who built them?





Baytree Road, SW2
 Approximate Gross Internal Area 84 sq m / 904 sq ft



First Floor

Floor Plan produced by Lexadon by Maple Properties © Tel 020 3397 4694
 Illustration for identification purposes only, not to scale
 All measurements are maximum, and include wardrobe and window bays where applicable



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Directions

Our Fees

+ other fees may apply.