

TO LET



Kimberley Road, Stockwell, SW9

£5,750.00 PCM

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Property Description

A spacious and well-presented five-bedroom mid-terraced house on the quiet residential Kimberley Road in Stockwell, SW9. This property features a large living room with a charming fireplace and bay windows, a fully equipped kitchen, and five generously sized double bedrooms, one with an en-suite shower room. There is also a separate family bathroom with a shower over the bath.

Additional benefits include a low-maintenance garden, gas central heating, and space for a desk in each room, ideal for those working from home. The property is a short walk from Stockwell Underground (Northern & Victoria Lines) and nearby bus routes, offering excellent transport links across London and to the City. You'll find a variety of shops, bars, and pubs within easy reach. The property holds an HMO license, making it perfect for five sharers.



Disclaimer

Samuel Estates their clients and any joint agents give notice that they are not authorised to make or give any representation or warranties in relation to the property. No responsibility is assumed for any statement that may be made in these lettings particulars. These particulars do not form any part of any offer or contract and must not be relied upon as statements or representation of fact. Any distances, measurements or areas are approximate. The text, photographs and floorplans are for guidance only and not comprehensive in any way. Samuel Estates have not tested any services, appliances or facilities and prospective tenants must satisfy themselves by inspection.

Material Information

Date Available – 10/12/2026

Holding deposit amount – £1325

Security Deposit amount (Five weeks rent) – £6,634.00

Council Tax Band – E

Local Authority – Lambeth Council



Property Type

House (Terraced)



Construction Type

Brick



Parking

Parking Permit



Listed Building Status

None



Water Supply

Thames Water



Electricity Supply

Mains



Heating

Gas



Broadband

Fibre



Mobile Signal

Average



Flood Risk

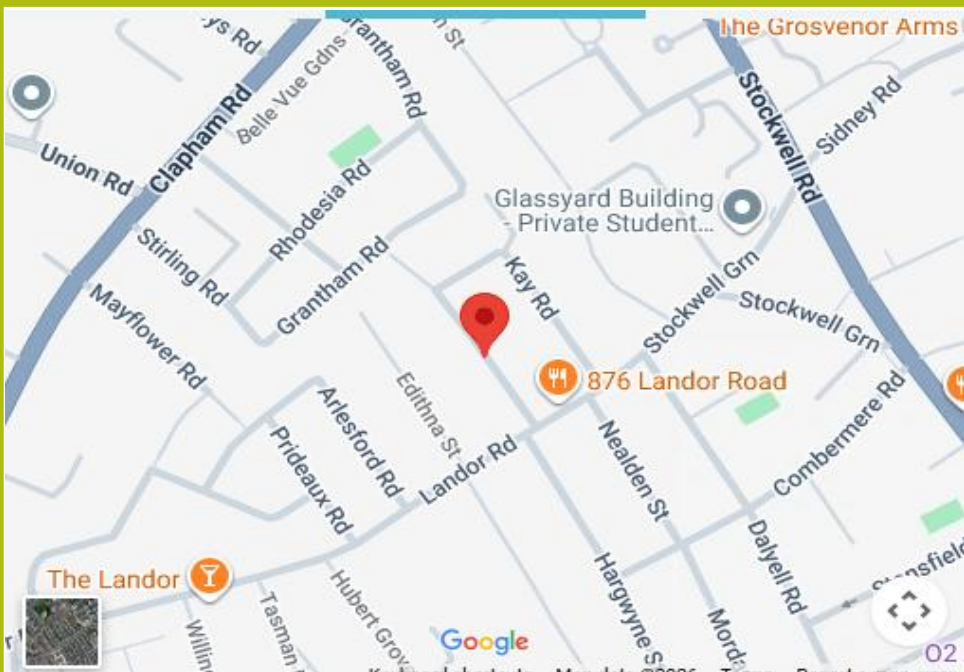
Has the property been flooded in the past five years: NO

Level of Risk: None



Proposed Development in Immediate Locality?

None





Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
92-100 A		
81-91 B		84
69-80 C		
55-68 D	67	

Balham
 45 Bedford Hill,
 London, SW12 9EY
 ☎ 020 8673 4666

Colliers Wood & Wimbledon
 30 Watermill Way,
 London, SW19 2RT
 ☎ 020 8090 9000

Streatham
 432/434 Streatham High Road
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 ☎ 020 8679 9889

