



Derry Court Streatham High Road, London SW16 6AT

welcome to

Derry Court Streatham High Road, London

Presented in immaculate condition and positioned on the third floor of a highly regarded modern development, this exceptional two double bedroom apartment offers stylish, contemporary living with an abundance of natural light throughout. Finished to a high specification, the property perfectly balances comfort, practicality and modern design, making it an ideal home for young couples and investors alike.

The apartment boasts a spacious and bright reception room, thoughtfully designed to accommodate both relaxing and dining, with direct access to a private outdoor space - perfect for entertaining or unwinding. The sleek, modern fitted kitchen complements the living space beautifully, while underfloor heating throughout adds a touch of everyday luxury.

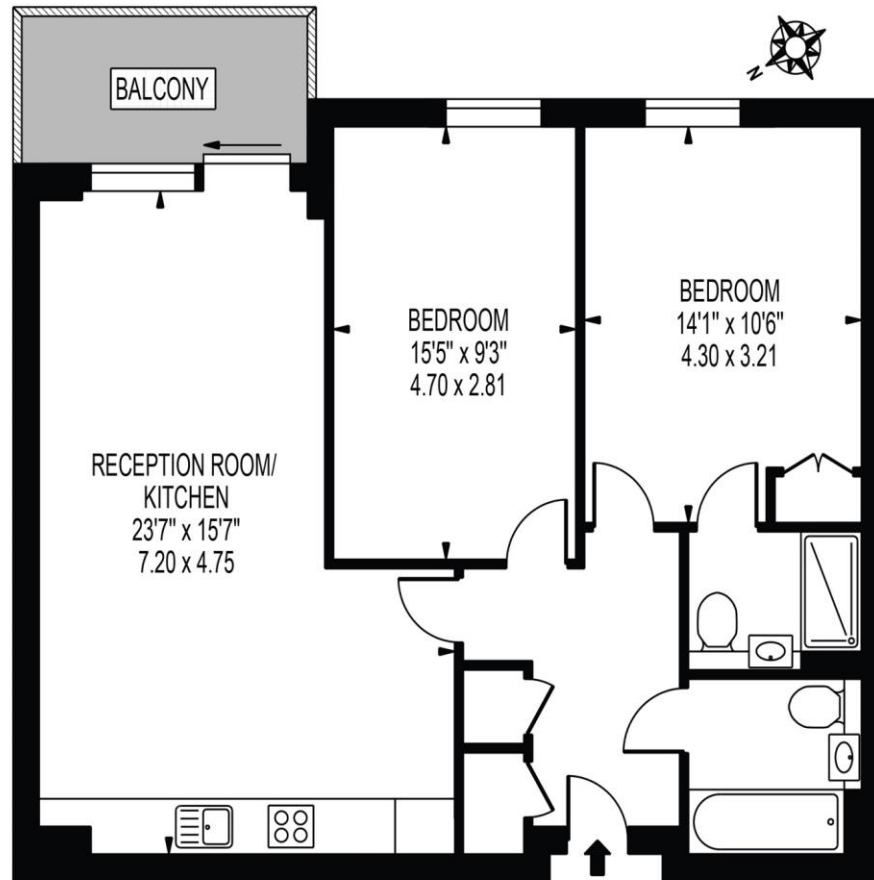
Both bedrooms are generous doubles with excellent built-in storage, with the principal bedroom further benefiting from a stylish en-suite bathroom. A contemporary family bathroom completes the internal accommodation, finished to a high standard.

Residents enjoy a wealth of additional benefits including a 24/7 concierge service, secure entry phone system, full double glazing and access to beautifully maintained communal areas. The property also comes with its own designated parking space within a private, gated underground car park - a highly sought-after feature in this location - as well as the advantage of a long lease.



DERRY COURT

APPROXIMATE GROSS INTERNAL FLOOR AREA: 811 SQ FT - 75.34 SQ M



THIRD FLOOR
FOR ILLUSTRATION PURPOSES ONLY

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Additional Description:

The development is uniquely connected to a leisure complex offering a gym, swimming pool and ice rink (membership fees apply), adding further appeal for health and lifestyle-focused buyers.

Ideally located for transport, the apartment offers excellent connectivity into Central London, with Streatham station approximately 0.1 miles away, Streatham Common around 0.4 miles, and Streatham Hill within easy reach. Streatham Common itself is just a short walk away, providing vast green open space for recreation and relaxation.

For families, the area is particularly well served, with a wide selection of high-quality nurseries and not one but four Outstanding-rated primary schools within a one-mile radius.

This outstanding apartment combines modern luxury, convenience and location - a compelling proposition for first-time buyers, growing families and buy-to-let investors alike.

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Derry Court Streatham High Road, London

- Spacious and Bright
- Two Double Bedroom
- Underfloor Heating
- 24/7 Concierge
- En-suite Bathroom

Tenure: Leasehold EPC Rating: B

Council Tax Band: D Service Charge: 4500.00

Ground Rent: 350.00

This is a Leasehold property with details as follows; Term of Lease 150 years from 21 Mar 2013. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£450,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
STM110512 - 0002

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