

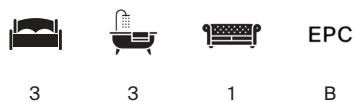


## MYERS COURT

CLAPHAM, SW4



## A CONTEMPORARY APARTMENT IN THE HEART OF ABBEVILLE VILLAGE



Local Authority: London Borough of Lambeth

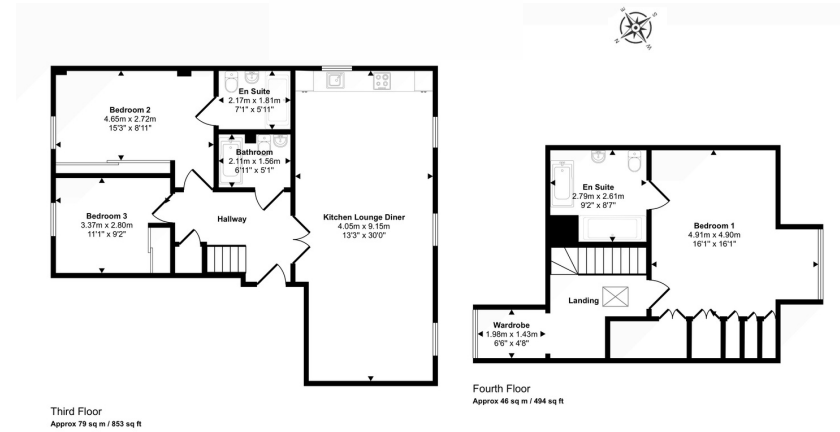
Council Tax band: F

Tenure: Leasehold, approximately 992 years remaining

Service charge: £4,930.02 per annum, reviewed annually, next review due 2027

**Guide Price: £975,000**

This immaculately presented duplex penthouse apartment spans an impressive 1,330sqft, and is situated in the ever-popular Abbeville Village. As you enter the property, a large hallway with ample storage leads into a bright open-plan reception room and kitchen with leafy views overlooking Clapham. Also located on this level is the sleek family bathroom, double en-suite bedroom with fitted wardrobes and an additional double bedroom, both facing the front of the development and offer fantastic natural light and storage. Upstairs hosts the incredible principal suite with impressive ceiling height, separate work from home space, floor to ceiling wardrobes and large en-suite bathroom. Due to the property being in receivership, we do not have all of the material information for the property, therefore you should ensure you make all relevant enquiries relating to the property.



Approximate Gross Internal Area = 125sq m / 1,347 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted  
to tell you more.

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