

St Paul's Court, Clapham Park Road



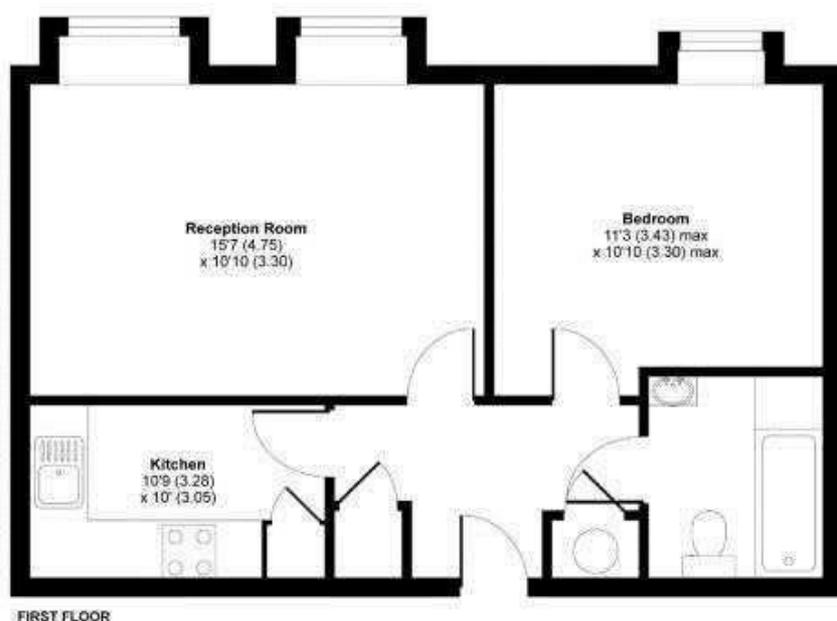
£1,650 PCM

• 1 bedroom apartment • Moments from Clapham High Street • Popular modern development • Water rates £35pcm • Allocated parking space • Leasehold covenants may apply

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Ideally located, a spacious one bedroom apartment in this sought after development moments from Clapham High Street. The property features a large reception, double bedroom with excellent storage space, separate kitchen and bathroom. It also benefits from allocated parking and lift. Clapham Common and Clapham North tube stations are within few minutes' walk as well as numerous bars and shops. Available early Feb as unfurnished. Please note photos were taken prior to the current tenancy. Monthly rent: £1695. Deposit: £1955. EPC=C. Council tax band D (Lambeth)



FIRST FLOOR

APPROX. GROSS INTERNAL FLOOR AREA 486 SQ FT 45.1 SQ METRES
St Paul's Court, Clapham Park Road, London, SW4
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		70	70
(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	

These particulars are designed to provide a guideline only and cannot be relied upon as a statement of fact. The description represents the opinion of the author and is not intended to provide false or misleading information. Any prospective purchaser should make further checks on its accuracy. All measurements are approximate and floorplans are for representation only.



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