



Lavender Sweep, London
£3,500 pcm



Lavender Sweep

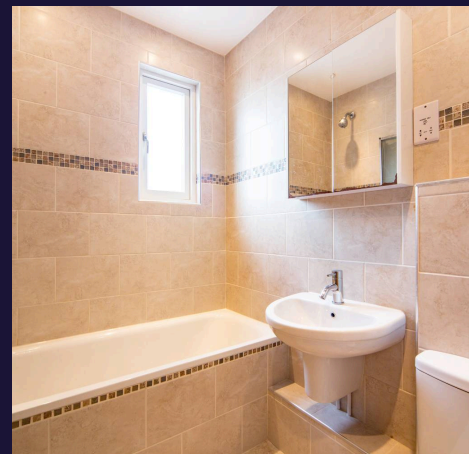
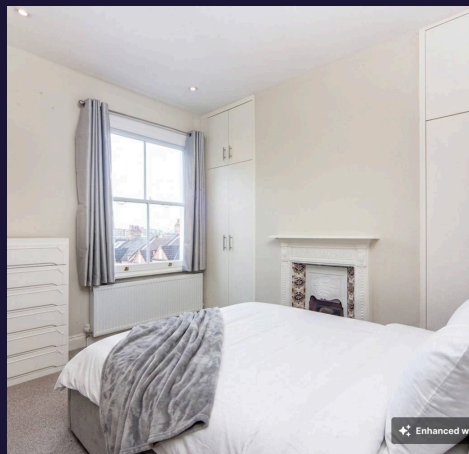
London

Spacious Three-Bedroom Duplex Apartment with Private Balcony – Prime Clapham Location

Comfort Estates are delighted to present this beautifully presented three-bedroom duplex apartment, ideally situated in the heart of Clapham. Arranged over two floors and extending to approximately 900 sq. ft., this characterful home combines period features with modern finishes, offering generous living space just a short walk from Clapham Common, excellent transport links and a fantastic selection of cafés, restaurants and independent shops.

The property comprises a bright and spacious reception room with a feature fireplace and bespoke fitted shelving, a modern kitchen/dining room with integrated appliances and direct access to a private balcony, three well-proportioned bedrooms including a principal bedroom with a contemporary en-suite shower room, a stylish family bathroom and a versatile landing area, perfect for those working from home.

Offered furnished, this impressive apartment provides an excellent balance of character, space and convenience, making it an ideal home for professional sharers, couples or a family looking to enjoy one of South London's most sought-after locations.





Hallway

A spacious and versatile hallway, naturally illuminated by a stained glass roof lantern. Currently furnished with a desk and chair, this area provides an ideal home office or reading space while connecting the first-floor accommodation.

Kitchen

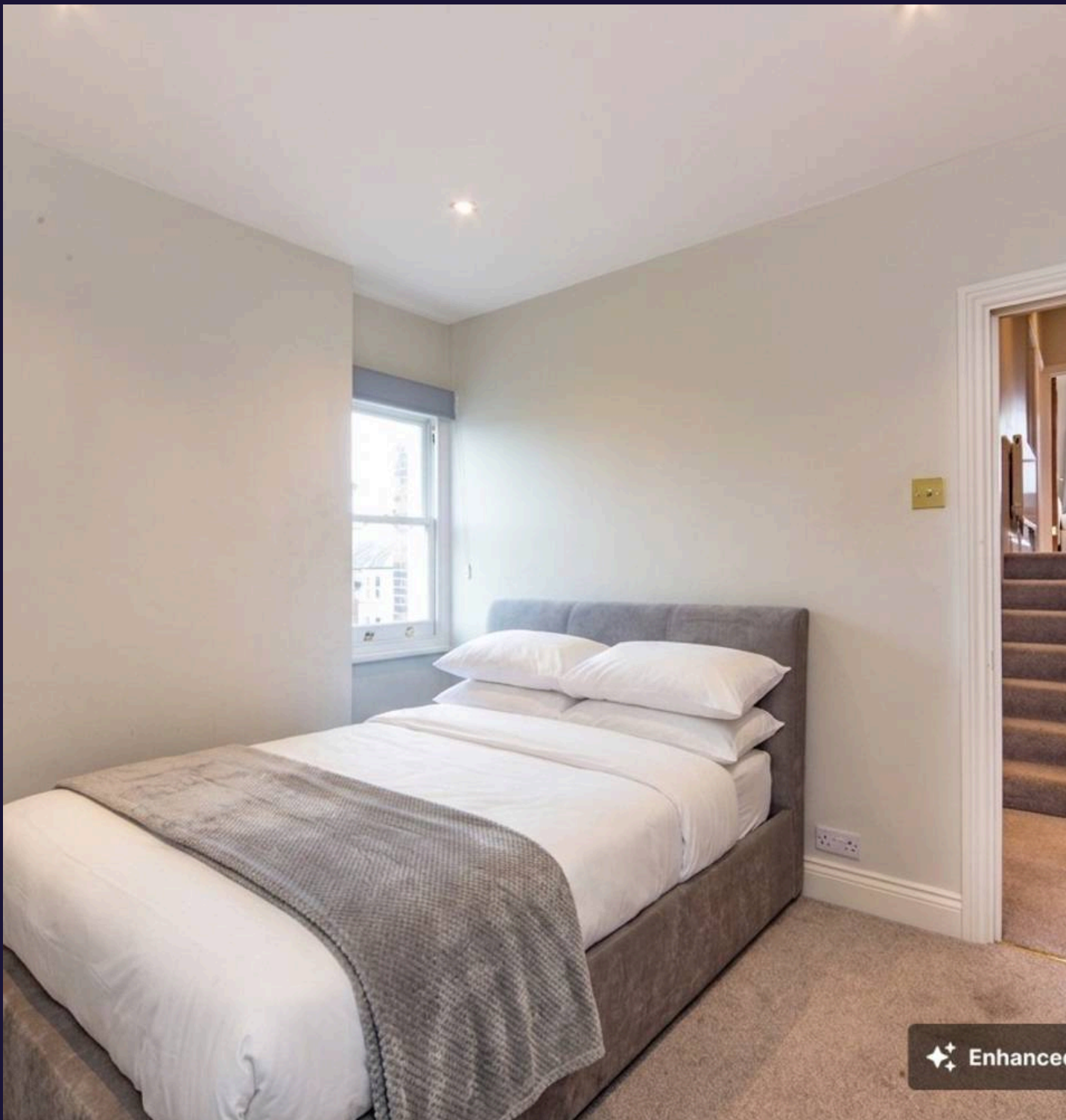
10' 5" x 14' 8" (3.17m x 4.47m)

A modern fitted kitchen with a range of wall and base units, integrated oven, fridge freezer, dishwasher, gas hob and extractor hood, alongside generous worktop space. Furnished with a dining table and two chairs, with direct access to the private balcony, making it an ideal space for both everyday dining and entertaining.

Living Room

11' 8" x 14' 5" (3.56m x 4.39m)

A bright and spacious reception room featuring two large sash windows, a striking feature fireplace with bespoke fitted shelving and cabinetry, and high ceilings. Furnished with a two three seater sofas, arm chair and coffee table, creating a comfortable and inviting living space.



Bedroom 1

11' 8" x 14' 5" (3.56m x 4.39m)

A generous principal bedroom filled with natural light from a large sash window. Furnished with a double bed, fitted wardrobes and chest of drawers. The room also benefits from a contemporary en-suite shower room.

Bedroom 2

11' 2" x 10' 4" (3.40m x 3.15m)

A spacious double bedroom filled with natural light from a large sash window. The room comes furnished with a double bed and large mirrored wardrobes providing and excellent storage.

Bedroom 3

8' 8" x 6' 8" (2.64m x 2.03m)

Dominated by a feature sash window, this third bedroom comes furnished with a double bed, creating a fantastic guest bedroom.

Ensuite

A stylish en-suite shower room comprising a large walk-in shower, vanity hand basin with storage, WC, heated towel rail and mirrored wall cabinet, finished with modern tiling throughout.

Bathroom

A contemporary bathroom comprising a full-sized bath with shower over, hand basin, WC, mirrored cabinet and heated towel rail, complemented by modern tiled walls and flooring.







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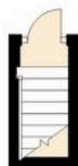
Second Floor

Approx. 81.9 sq. metres (881.8 sq. feet)



First Floor (Entrance)

Approx. 1.7 sq. metres (18.5 sq. feet)



Total area: approx. 83.6 sq. metres (900.3 sq. feet)

Floor Plan measurements are approximate and are for illustrative purposes only.

While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan.



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