

**TO LET**



**Gleneagle Court, Streatham, SW16**

**£1,550.00 PCM**

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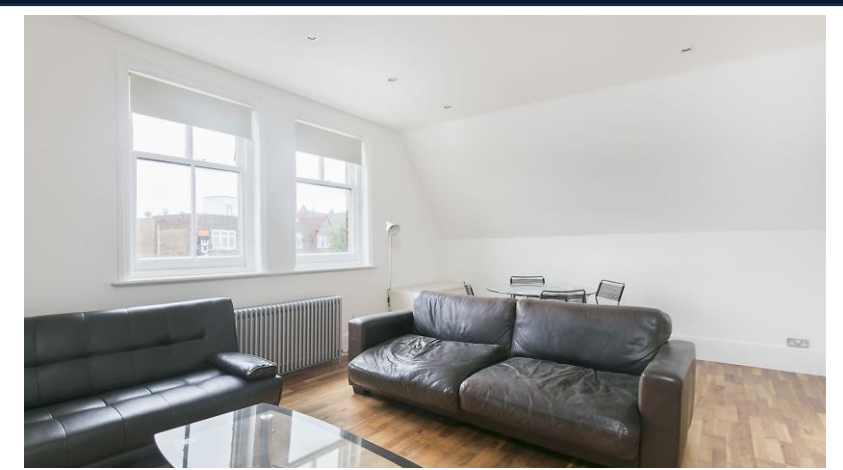
  
**samuel estates**  
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## Property Description

A bright and spacious one double bedroom top floor flat located around the corner to Streatham Train Station. The property offers an open plan lounge / modern kitchen with plenty of space for dining and benefiting from polished wood flooring, a double bedroom with good storage and a three-piece bathroom suite with shower over bath.

Further benefits are the entry phone system and excellent location for many transport links.

If you are looking for a property close to transport links, restaurants, bars and supermarkets, this property is for you.



## 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

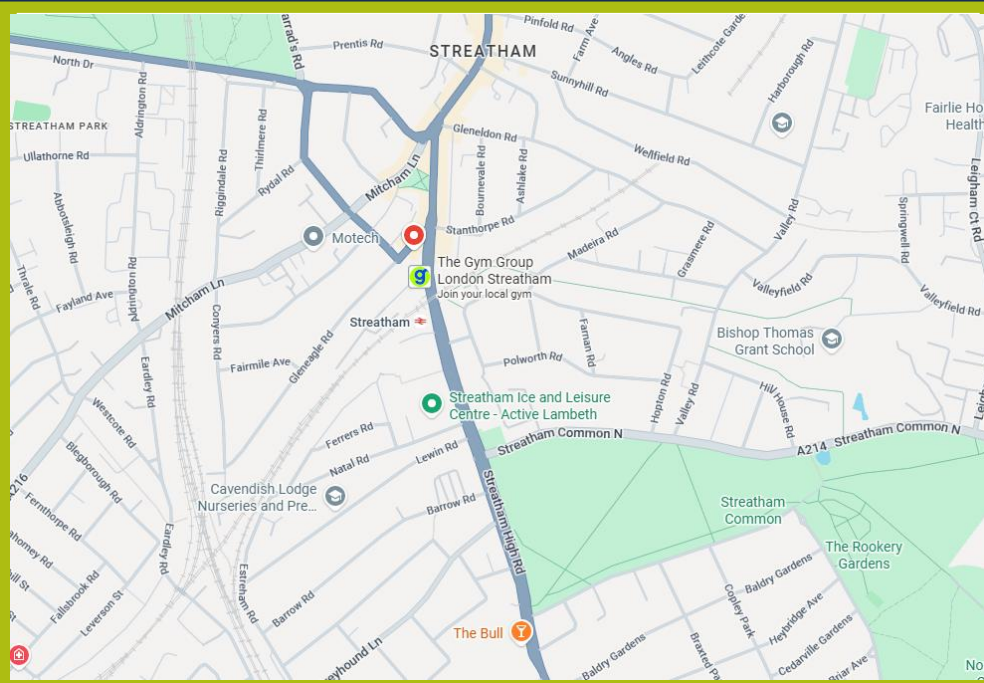
**Date Available – 21/05/2026**

**Holding deposit amount – £357**

**Security Deposit amount (Five weeks rent) – £1,788.00**

**Council Tax Band – B**

**Local Authority – Lambeth Council**



**Property Type**  
Flat (Second Floor)



**Construction Type**  
Brick



**Parking**  
No Parking



**Listed Building Status**  
None



**Water Supply**  
Thames Water



**Electricity Supply**  
Mains



**Heating**  
Gas /Mains



**Broadband**  
Cable



**Mobile Signal**  
Good Coverage



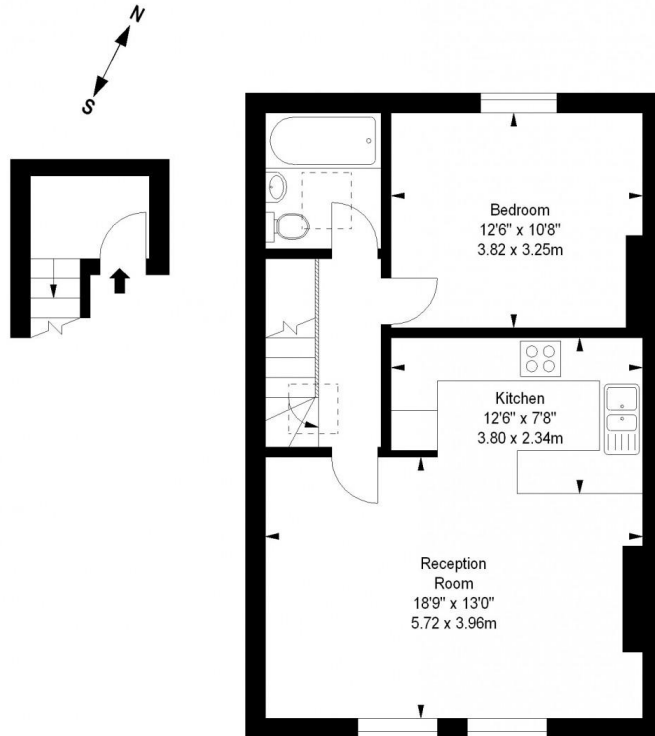
**Flood Risk**  
*Has the property been flooded in the past five years: NO*  
Level of Risk: None



**Proposed Development in Immediate Locality?**  
None

## Gleneagle Court, SW16

Approximate gross internal area  
594 sq ft / 55.18 sq m



Second Floor  
Entrance  
33 sq ft

Third Floor  
561 sq ft

Illustration For Identification Purposes Only. Not To Scale  
\*Floorplan Drawn According To RICS Guidelines



### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
92-100 <b>A</b>		
81-91 <b>B</b>		81
69-80 <b>C</b>		
55-68 <b>D</b>	66	
39-54 <b>E</b>		
21-38 <b>F</b>		
1-20 <b>G</b>		

#### 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  
London, SW16 3PX  
☎ 020 8679 9889

