

TO LET



Gleneagle Road, Streatham, SW16

£1,400.00 PCM

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Property Description

This well presented, split level flat on the popular and quiet Gleneagle Road, Streatham, SW16. The property comprises of a fully fitted kitchen leading upstairs to the large reception room boasting plenty of natural light through the southerly facing original sash window. To the rear of the property a bespoke fitted bathroom and double bedroom.

The property is located a short walk to Streatham Station (Southern & Thameslink) and many bus routes providing you with excellent transport links. You also have the large open spaces of Tooting Bec & Streatham Common close by.

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

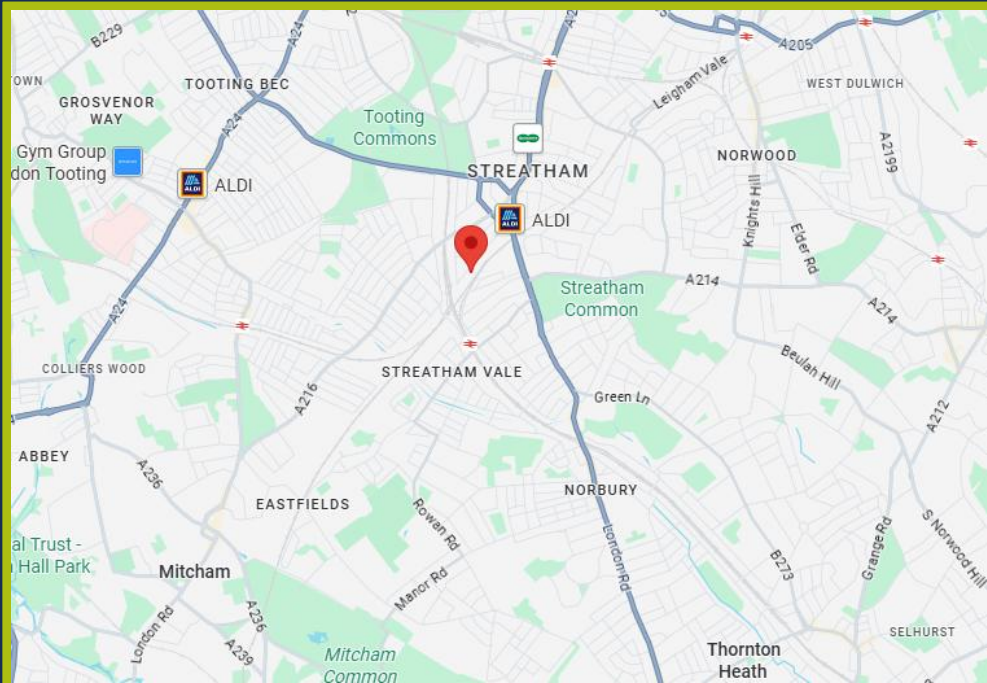
Date Available – 18/07/2026

Holding deposit amount – £323

Security Deposit amount (Five weeks rent) – £1,615.00

Council Tax Band – C

Local Authority – Lambeth Council



Property Type

Flat (First Floor)



Construction Type

Brick



Parking

Free Street Parking



Listed Building Status

None



Water Supply

Thames Water



Electricity Supply

Mains



Heating

Gas / Mains



Broadband

Cable



Mobile Signal

Good Coverage



Flood Risk

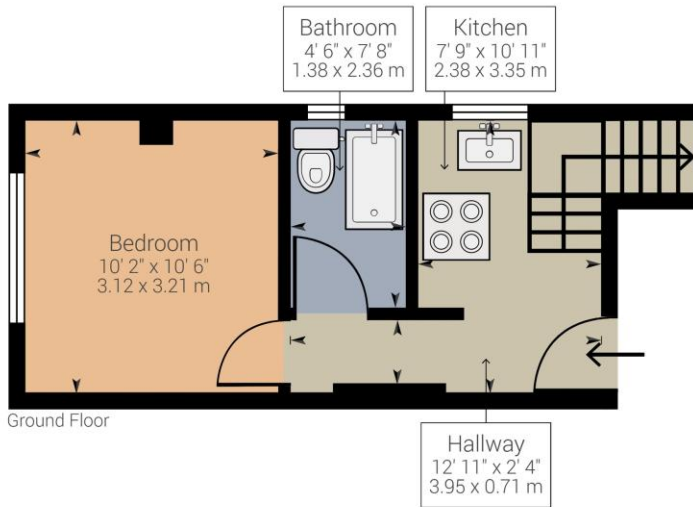
Has the property been flooded in the past five years: NO

Level of Risk: None



Proposed Development in Immediate Locality?

None



Approximate net internal area: 390.98 ft² / 36.32 m²
 While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purpose only and should be used as such by any prospective tenant or purchaser.

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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
92-100 A		
81-91 B		83
69-80 C	73	
55-68 D		
39-54 E		
21-38 F		
1-20 G		

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