



2 bed apartment to buy in SW4

Hambalt Road, London, SW4 9EG

£380,000 Starting Bid

 x2  x1  x1

Tenure

Leasehold

On Street parking

Property features

- ✓ Being Sold via Secure Sale online bidding. Terms and Conditions
- ✓ Excellent location
- ✓ 2 Bedroom Apartment
- ✓ EPC Rating D

Key Information

- ✓ Council Tax: Band E
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Mobile signal: Good

Description

A fantastic 2 bedroom property with a private garden on this sought after road moments from Clapham Common and Abbeville Village. The property features good sized rooms throughout and a cellar. There are 2 bedrooms and a private garden. Clapham Common and all fantastic restaurants in Abbeville Village and on Clapham Common Southside, are only a moment away. A great buy for a future investment on a great road.

Buses and London Underground station are 3 and 7 minutes' walk from the property.

Council Tax Band: E

Tenure: Leasehold

Length of Lease: 47

Annual Ground Rent Amount: £12.00

Price: Starting Bid £380,000

Property Type: Apartment

Parking: On Street

Construction materials: Brick and block

Roofing type: Slate tiles

Known property issues: Damp

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Adaptions for accessibility: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		
(69-80) C		79
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

Hambalt Road, London, SW4 9EG

Contact your local branch today for more information on this property:

Mercantile House Silverlink Business Park, Wallsend, Tyne and Wear, NE28 9NX,
www.partneragents.co.uk

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

