



BABINGTON ROAD, SW16
£2,500 PER MONTH FURNISHED

A SPACIOUS THREE BEDROOM FIRST FLOOR EDWARDIAN CONVERSION WITH A LARGE PRIVATE GARDEN

Streatham | 020 8769 6699 | streatham@winkworth.co.uk

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DESCRIPTION:

Available exclusively through Winkworth, we are pleased to offer to rent this spacious first floor apartment close to Tooting Bec Common and Lido. The accommodation briefly comprises of a bright and welcoming open-plan kitchen/reception room with wooden floors opens onto three good-sized double bedrooms and a large modern white bathroom. The principal bedroom has an en-suite shower room as well as an attractive bay window to the front. Neutrally decorated throughout with solid wooden flooring, this large apartment has a bright, modern fitted kitchen with integrated appliances. The best feature of this property in our opinion is the attractive, low-maintenance paved 45ft garden to the rear with mature borders and trellising as well as a built-in barbeque and dining area - perfect for summer entertaining. Situated on a quiet residential road that runs parallel to Mitcham Lane, this attractive and spacious property has a HMO License for three professional sharers ONLY. The nearest transport is at Streatham Station (Thameslink to the City) and Tooting Bec/Broadway (Northern Line) is within easy reach too. Available from the 17th of January 2024, the property is offered furnished.

AT A GLANCE

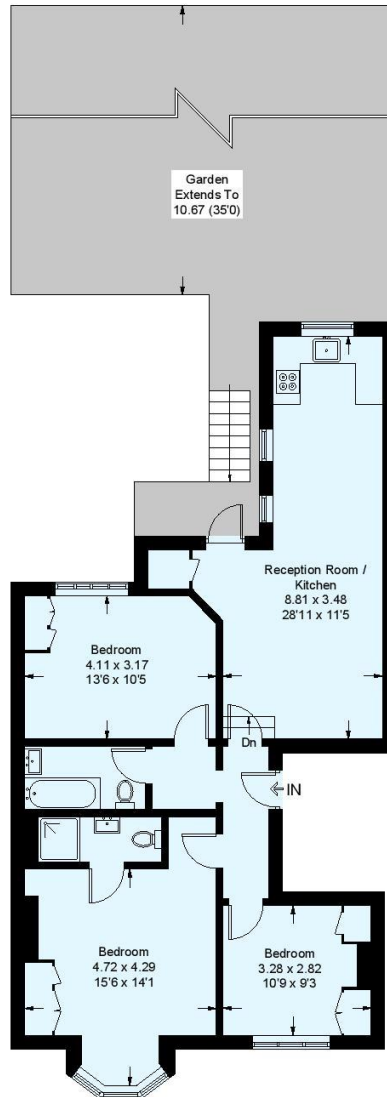
- Large Period Conversion - First Floor
- Three Double Bedrooms
- Two Bathrooms (One En-Suite)
- Open-Plan Living Space
- Fitted Kitchen with Modern Appliances
- Large, Low-Maintenance Rear Garden
- Available From the 17th of January 2024
- Lambeth Council Tax Band: D
- HMO License for 3 Sharers ONLY





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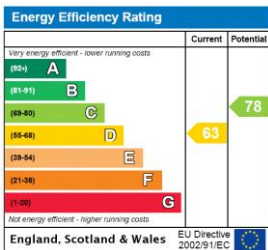
Approximate Gross Internal Area
84.3 sq m / 907 sq ft



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID454203)

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



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