



BALHAM HIGH ROAD, LONDON, SW17

Carter Jonas



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A delightful studio located in the very popular South West London Art Deco Block, Du Cane Court. Situated on the 5th floor with views overlooking the landscaped communal gardens. Situated within a short walk from Balham Underground (Northern Line) and Overground (direct to Victoria Station).

This spacious studio apartment has a fitted kitchen with a washing machine, oven and four ring hob. Additionally, the studio room has fitted storage and a fixed shelf. There is a full-size bathroom suite. Outside, there are communal gardens, bicycle storage and residents parking.


ALL BILLS INCLUDED.

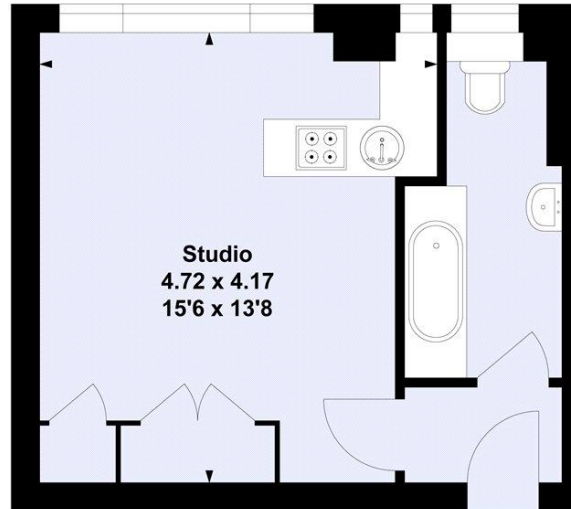
- Studio apartment
- Ideal for a single occupant
- Fitted kitchen
- Fifth floor
- Full-size bathroom
- 24 hour concierge
- Fitted storage
- Short walk to Balham Overground / Underground
- Residents Parking
- Residents bicycle storage
- All bills included

Minimum term of tenancy: 12 months  
Council Tax Band: Wandsworth Borough Band A  
Tenancy Deposit: 5 weeks rent £1,846.15  
Holding Deposit: 1 weeks rent £369.23

## Du Cane Court, SW17

Approximate Floor Area = 25.86 sq m / 278 sq ft

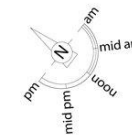
 = Reduced head height below 1.5m



Fifth Floor



This marketing plan is for layout guidance only. Not drawn to scale unless stated. Windows & 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.



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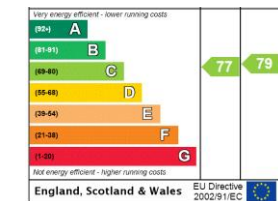
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### IMPORTANT INFORMATION

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Wandsworth Lettings 020 8682 3121

wandsworth-residentiallettings@carterjonas.co.uk  
19 Bellevue Road, London, SW17 7EG



Classification L2 - Business Data