



Keats House
Poynders Gardens
London
SW4

Offers in Excess of £310,000

bettermove

Poynders Gardens London

Bettermove are proud to present this 2 bedroom flat in London, available with no forward chain.

The property benefits from double glazing, and gas central heating throughout, with permit parking available.

The council tax band is B.

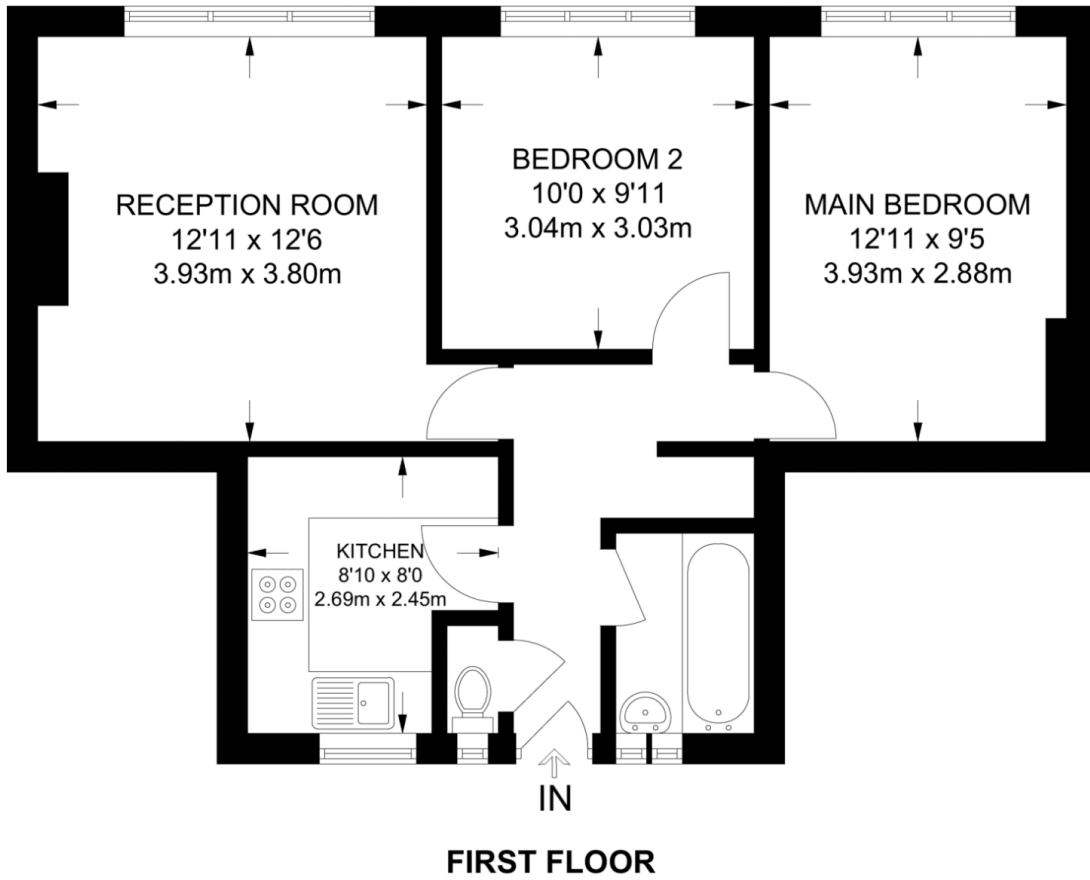
This is a leasehold property with 96 years remaining on the lease; the ground rent is £10.00 per annum, and the service charge is £1,700.00 per annum.

The interior of this beautifully presented, first floor property comprises a spacious living room, fitted kitchen, two double bedrooms, and a family bathroom. The property further benefits from lift access to all floors.

Located within the London Borough of Lambeth, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from Clapham South Underground Station, a variety of local bus routes, and quick access to the A24.

This exciting opportunity should not be missed. All enquiries can be made through Bettermove.





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C	74	79
(55-68) D		
(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	

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92+) A		
(81-91) B		
(69-80) C	77	84
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	



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