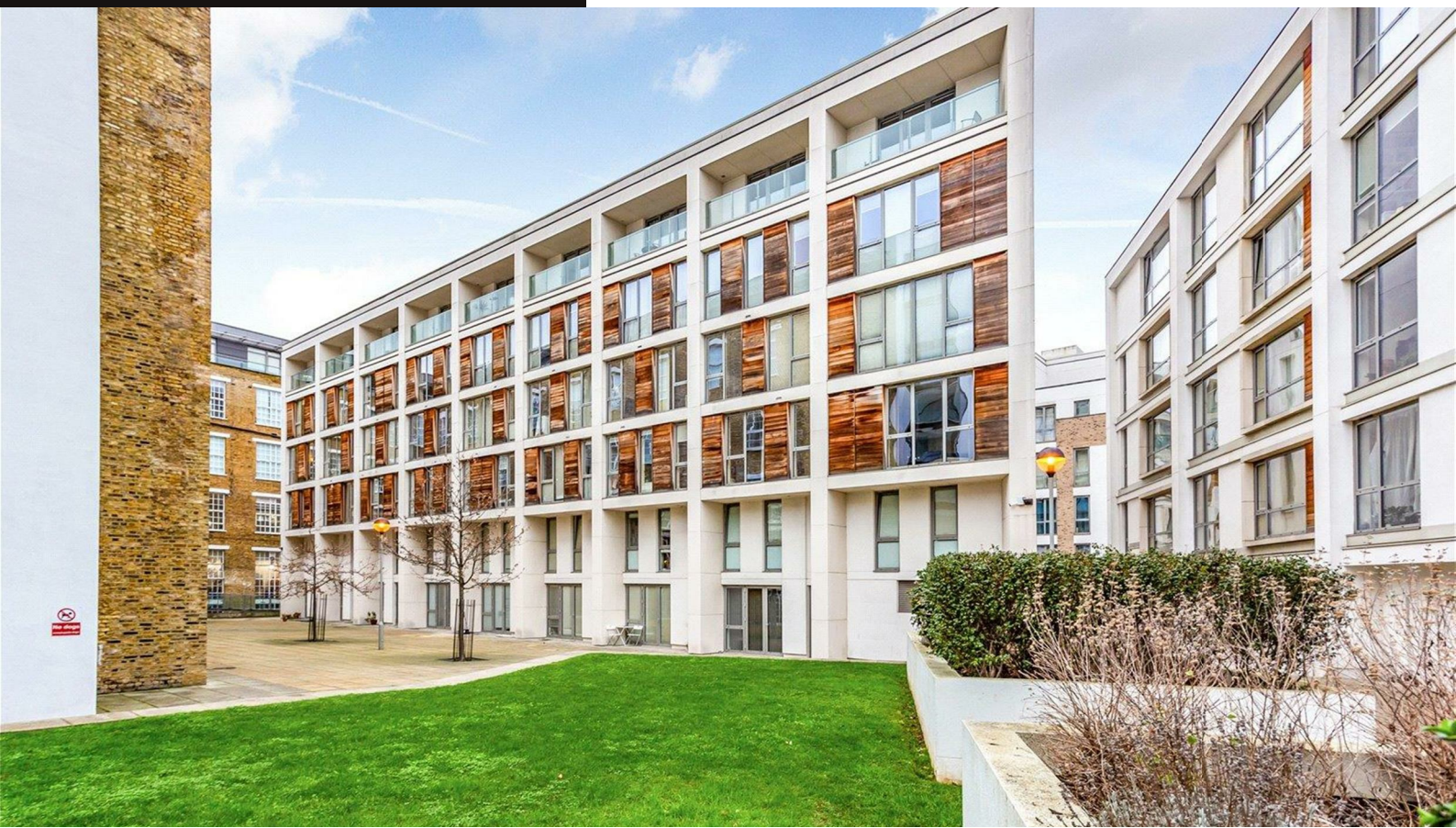




Zachary House, Lett Road, SW9

£575,000

ORLANDO REID



SUMMARY

Orlando Reid are pleased to present to the market this much larger than average, modern, two bedroom apartment situated located almost equidistant between Oval, and Stockwell.

Offered on a chain free basis, the property comprises a large entrance hall, with plenty of room for storage, and a generous in-built cupboard. Both bedrooms are double, with in-built wardrobes - one with an en-suite. There is a primary bathroom off the entrance hall, and a rear reception with a semi-separate kitchen.

The property is flooded with natural light, and benefits from a high EPC (B: 82), meaning the property is very energy-efficient. There is fob entry on the ground floor, yet the property is nicely nestled in to the far corner of the second storey - giving a sense of separation from the residential block. The property also benefits from an underground parking space.

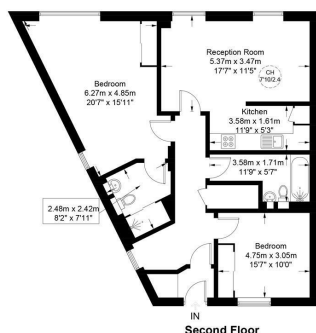
Conveniently located, the property allows for incredible transport routes being almost equidistant between Oval, and Stockwell Underground stations. Further to this, there is an almost unending array of local bus routes available along Clapham Road, Brixton Road, and Camberwell New Road - allowing for ease of access to almost all areas in London. Further to this, there is an incredible depth of amenities on offer within very easy reach of the property - including the charming green spaces of the historic Kennington Park.

Please call on 0207 627 3197 for further details, or to arrange a viewing. Service Charge Enquire with agent

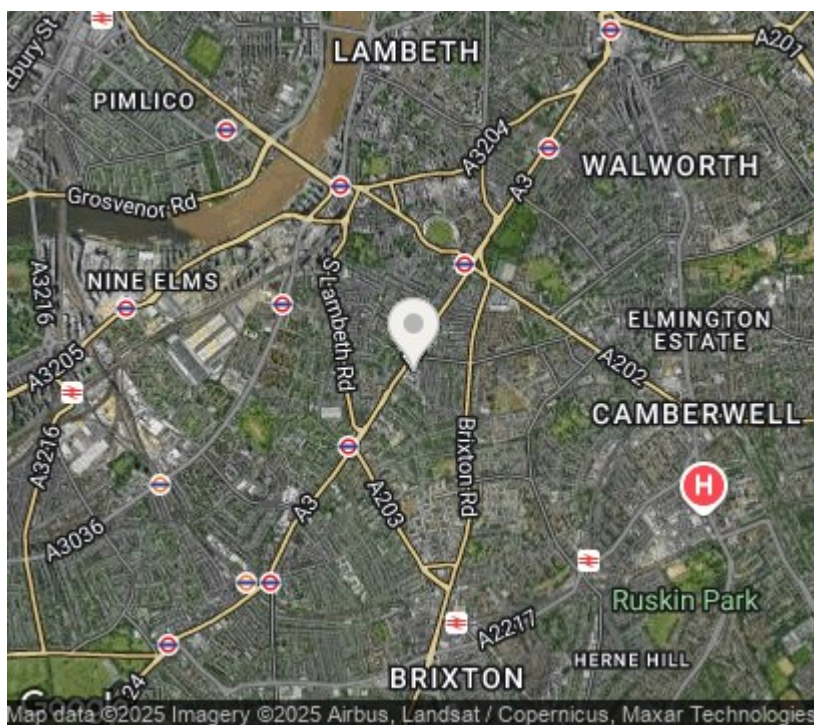


Zachary House, SW9

Approximate Gross Internal Area = 859 sq ft / 79.8 sq m



This plan is for layout guidance only and is not drawn to scale unless stated. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are approximate. For precise measurements, please consult a qualified architect or surveyor before making any decisions based on this plan.



Orlando Reid Lettings 1-3 Old Town, Clapham, London, SW4 0JT

Tel: 020 7627 3197

Email: lettings@orlandoreid.co.uk

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.