



# PORTERS ESTATE AGENTS

RESIDENTIAL SALES, LETTINGS & MANAGEMENT

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SOLICITORS & NOTARY PUBLIC



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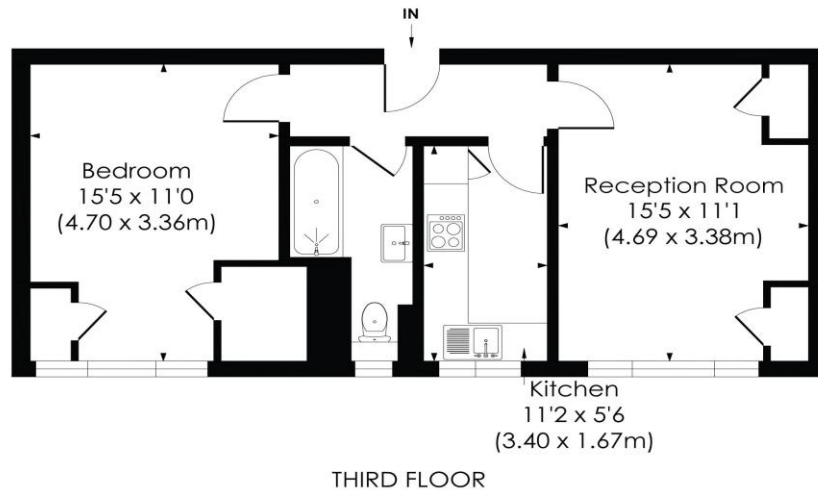


# Du Cane Court, Balham High Road. SW17 7JP

## DU CANE COURT, SW17

Approx. Gross Internal Floor Area

522 Sq. ft/48.48 Sq. m



We are pleased to present this neutrally decorated one bedroom apartment in this sought-after development in the heart of Balham, benefiting from lifts and a 24-hour concierge desk. This homely apartment offers fitted galley kitchen alongside a spacious bathroom in addition to a long lease. Balham Northern Line and Overground Stations are literally on the door step, along with the open leisure facilities of both Wandsworth Common and Tooting Bec Commons close at hand. Externally there are communal gardens, residents parking via permit, along with bicycle stores.

- One Bedroom Third Floor Apartment
- Galley Kitchen
- Spacious Bathroom
- Fantastic Location Walkable To All Amenities
- On Site Parking Via Permit
- 24 Hour Concierge Desk
- Lift To All Floors
- Bicycle Storage
- Heating and Hot Water Inc. Service Charge.

Council Tax Band B: London Borough of Wandsworth.  
£1,624 for 2025/2026