

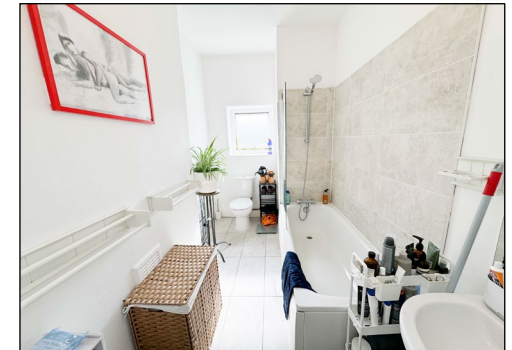


PORTERS ESTATE AGENTS
RESIDENTIAL SALES, LETTINGS & MANAGEMENT

ANDREW CROFT & CO
SOLICITORS & NOTARY PUBLIC



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59 Balham High Road Balham SW12 9AW

- **Spacious Living Area:** Enjoy the comfort of double glazing and elegant laminate wood flooring complemented by high ceilings that create an airy, open feel.
- **Modern Fitted Kitchen:** Equipped with contemporary appliances, this kitchen is perfect for culinary enthusiasts and casual cooks alike.
- **Sleek Bathroom:** The white bathroom suite exudes a clean and modern aesthetic, providing a tranquil space to unwind.
- **Shopping Convenience:** Nestled close to local shops, with both Sainsbury's and Waitrose just a stone's throw away, daily errands are a breeze.
- **Excellent Transport Links:** A short stroll takes you to the mainline station and Northern Line tube, making commuting effortless and connecting you to the rest of London with ease.

Discover urban living at its best with this delightful one-bedroom flat, ideally situated in the vibrant heart of Balham. Perfect for those seeking a central location, this property offers both style and convenience.

This charming flat is perfect for individuals or couples looking for a well-connected, vibrant neighbourhood. Don't miss the chance to call this fantastic Balham property home.

Contact us today for a viewing!

Council Tax: London Borough of Wandsworth
Band
C £854.35 for 2024/2025

Available Mid-October 2024