



PORTERS ESTATE AGENTS
RESIDENTIAL SALES, LETTINGS & MANAGEMENT

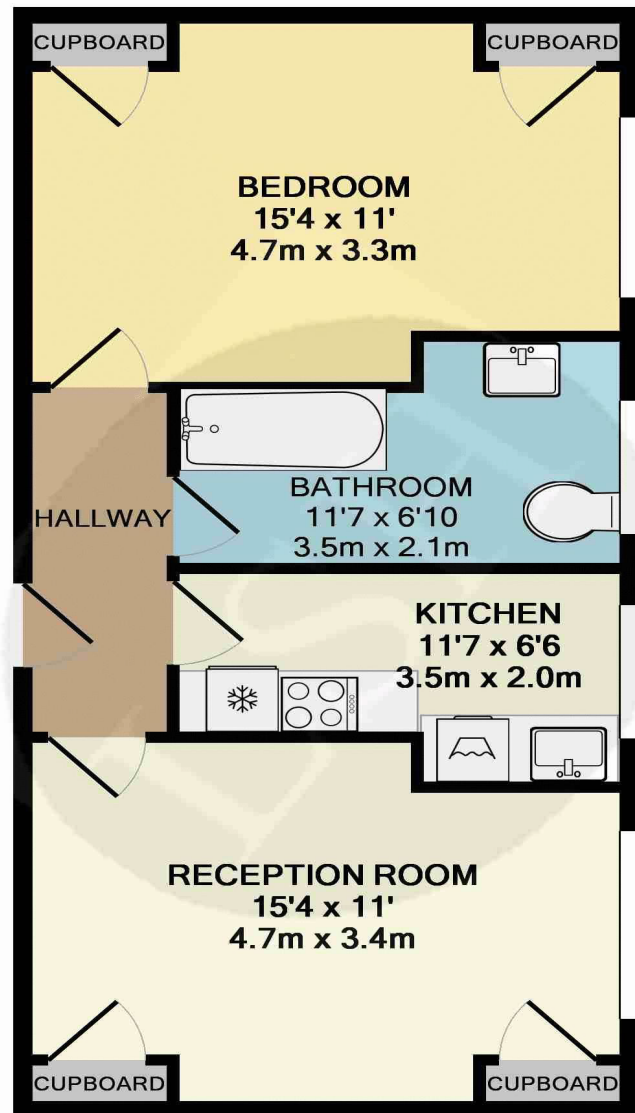
ANDREW CROFT & CO
SOLICITORS & NOTARY PUBLIC



240 Balham High Road
London SW17 7AW
Tel: 020 8772 1004
www.portersbalham.com
info@portersbalham.com
DX: 41604 Balham



Du Cane Court Balham High Road Balham SW17 7JD



TOTAL APPROX. FLOOR AREA 526 SQ.FT. (48.9 SQ.M.)
Measurements are approximate. Not to scale. Illustrative purposes only
Made with Metropix ©2013

A spacious one bedroom second floor flat offered to let within this sought after Art Deco building located close to Balham tube and rail stations. Arranged around the entrance hall the property comprises a 15'4 reception room overlooking the communal gardens to the front, a double bedroom with built in wardrobes, a stainless steel kitchen with built in appliances and white tiled bathroom suite. Externally there are communal gardens and parking/bicycle facilities. **Hot water and heating are included in the rent.**

- Heating & hot water included in the rent
- 24 hour concierge
- 250 metres to Balham tube & mainline station
- Spacious one bedroom flat
- Overlooking communal gardens
- Stainless steel kitchen
- White tiled bathroom suite
- Residents parking and bicycle stores
- Available February 2022
- Wandsworth Band B £747.55 for 2024/2025