

Emma's

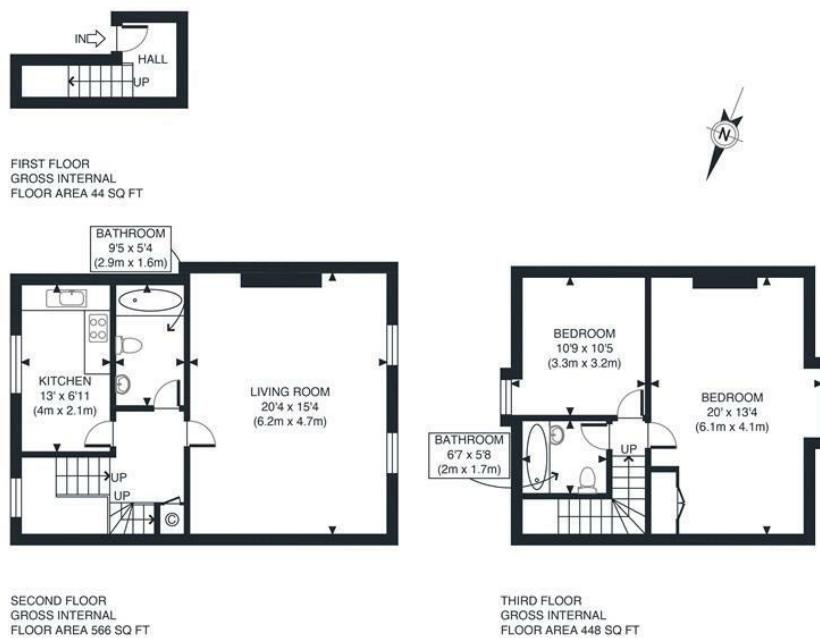


Flat 2, 39 Gleneldon Mews, London, SW16 2AZ

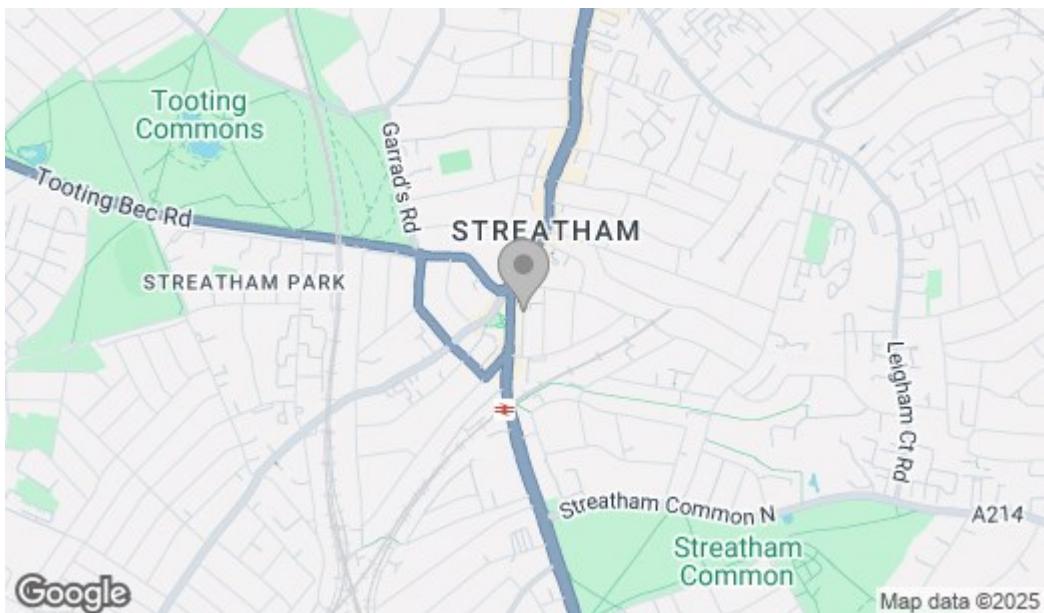
Light and spacious two bedroom, one bathroom, one WC furnished maisonette located on Gleneldon Mews and decorated in modern neutral décor. A short walk from Streatham Station and Streatham Common the flat boasts excellent transport links and local amenities.

- Second floor flat (no lift)
- Wood laminate floors throughout
- Generously sized
- Neutral modern decor, fixtures and fittings
- Light and airy
- Minutes from Streatham Station
- Walking distance from Tooting Bec Common
- Vibrant neighbourhood with local amenities

£1,900 Per Calendar Month



APPROX. GROSS INTERNAL FLOOR AREA 1058 SQ FT / 98 SQM	Gleneldon Mews
Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation	date 10/08/23



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		79
(81-91)	B		
(69-80)	C		
(55-68)	D		56
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales EU Directive 2002/91/EC			
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales EU Directive 2002/91/EC			

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