



 2
Bedrooms

 1
Bathroom



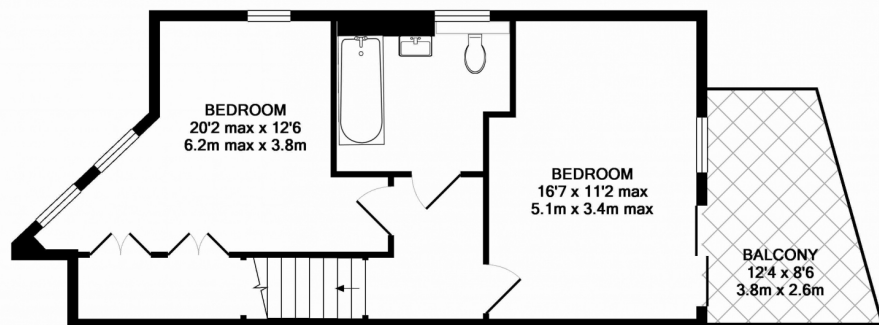
A rare opportunity to rent a spacious two bedroom duplex apartment in Tooting Broadway - finished to very high standard - offers two private balconies. EPC B.

A spacious two bedroom duplex apartment in a luxury private development is available to rent in Tooting Broadway, SW17.

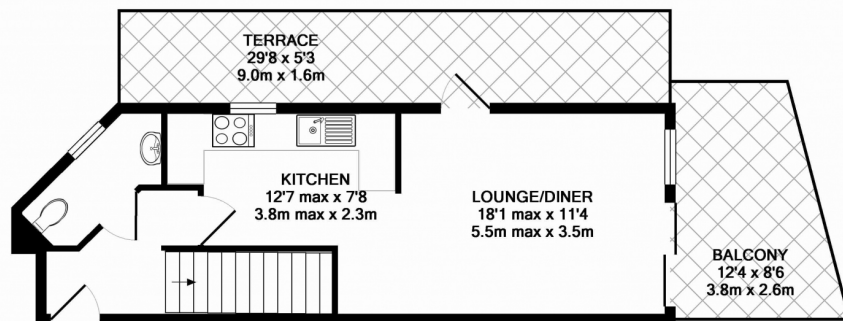
This luxury apartment is built to high specification throughout and offers accommodation over two floors - a large open-plan living / kitchen / dining room with floor-to-ceiling sliding doors, two double bedrooms, a modern bathroom and a separate WC. Two private balconies - one off the living room and the other off the master bedroom. Secure phone entry system and lift access to all floors.

Located within two minutes' walk from Tooting Broadway underground station (Northern Line), this modern apartment would be ideal for a couple, young family or professional sharers looking to enjoy not just contemporary living but the trendy bars, pubs and restaurants Tooting Broadway now has on offer. Excellent transport links with the underground and local bus networks, and you won't have to walk too far for all necessary amenities.

Photos of similar apartments in the development.



LOWER LEVEL
APPROX. FLOOR
AREA 529 SQ.FT.
(49.1 SQ.M.)



UPPER LEVEL
APPROX. FLOOR
AREA 379 SQ.FT.
(35.2 SQ.M.)
TOTAL APPROX. FLOOR AREA 908 SQ.FT. (84.4 SQ.M.)
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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B	84	84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

