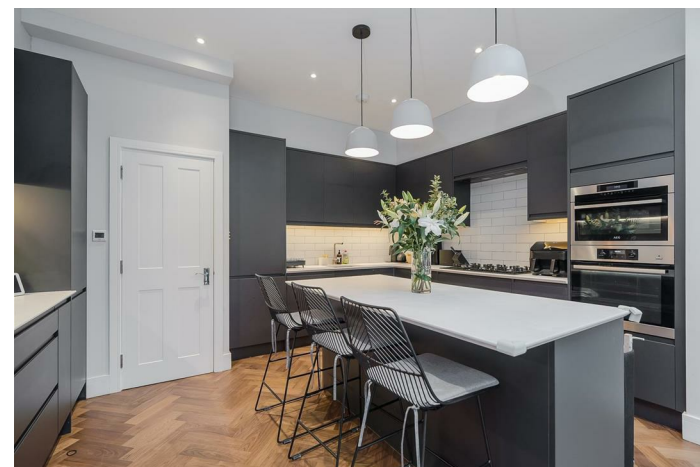




31 BALFOUR ROAD LONDON, SW19 1JU

£3,500 PER MONTH

A fantastic three bedroom terraced house finished to a high standard throughout.

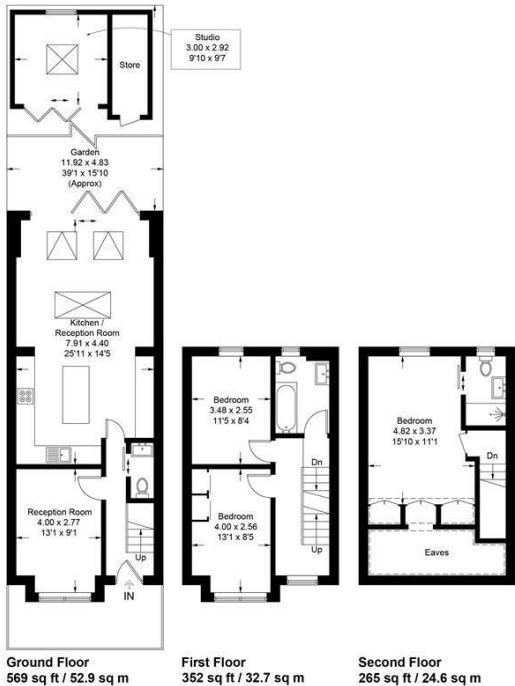
Arranged over three floors the ground floor comprises reception room and kitchen living/dining room which opens onto a beautifully landscaped garden with separate studio/office at the rear.

The first floor boasts two bedrooms which share the modern family bathroom and the top floor houses the principle bedroom with ensuite shower room.

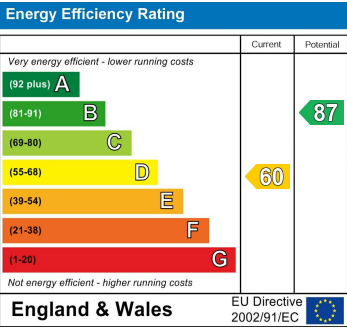
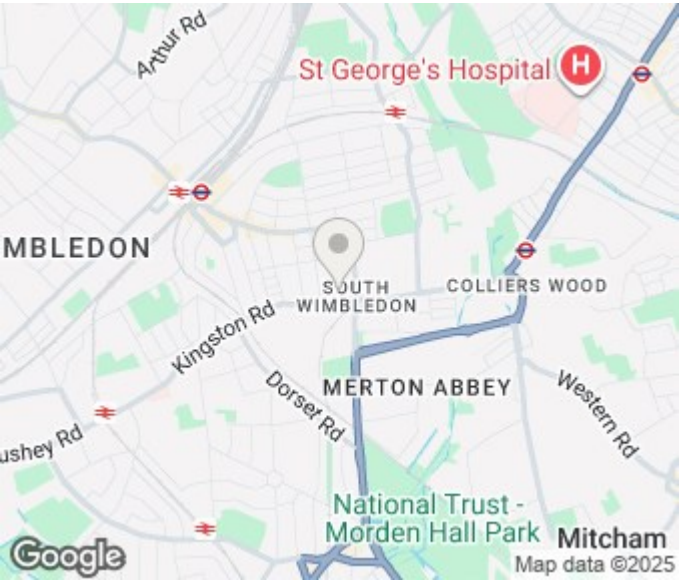
Conveniently located in a quiet street, a short distance from South Wimbledon Underground Station. (Northern Line). Within easy walking distance of Wimbledon main line station and the centre of Wimbledon with its wonderful selection of shops, bars and restaurants.

Balfour Road, London, SW19

Approximate Gross Internal Area = 110.2 sq m / 1186 sq ft
Outbuildings = 12.4 sq m / 133 sq ft
Total = 122.6 sq m / 1319 sq ft
(Excluding Eaves)



All measurements are in accordance to the RICS Code Of Measuring Practice.
Measurements are approximate & only for illustrative purposes.
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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements