



**Kennington / Oval Lettings**, 4-6 Clapham Road, London SW9 0JG  
T 020 7820 4141 E [ovallet@ludlowthompson.com](mailto:ovallet@ludlowthompson.com) W [www.ludlowthompson.com](http://www.ludlowthompson.com)

## PRIORY GROVE STOCKWELL



LET

REF: 746285

### **2 Bed, Conversion Town House, Communal Garden, 1 Allocated Parking Space**

Mezzanine Layout - Moments From Stockwell Tube (Northern / Victoria) - Secure Parking Space - Victorian School Conversion - Extremely High Ceilings - Communal Garden

Exceptional two bedroom apartment set in a beautiful Victorian school conversion on Priory Grove, located next to Larkhall Park and 8 minutes from Stockwell tube. Offered with no onward chain and benefits from an allocated space in the secure gated parking within the grounds. The apartment features a massive reception area with double height ceilings, wood floors and tall sash windows; a modern fitted kitchen; ground floor WC; two lovely mezzanine double bedrooms and a superb family bathroom.... **continued below**

**Train/Tube** - Stockwell, Clapham North, Vauxhall, Queenstown Road

**ludlow**thompson



# PRIORY GROVE STOCKWELL



Reception



Reception



Reception



Reception / Dining



Reception



Reception / Dining



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# PRIORY GROVE STOCKWELL



Kitchen



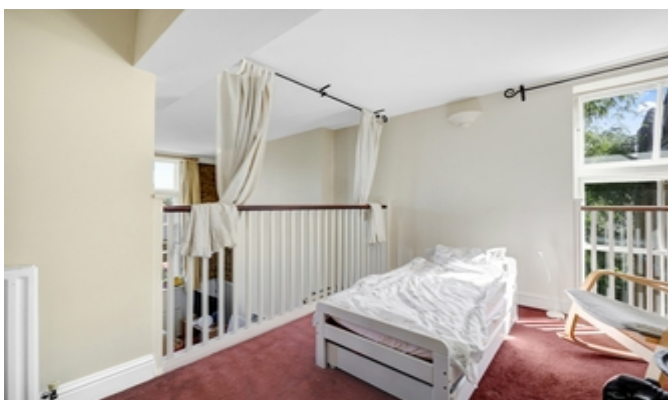
WC



Bedroom 1



Bathroom



Bedroom 2



Bedroom 2



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# PRIORY GROVE STOCKWELL



Exterior



Exterior



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## PRIORY GROVE STOCKWELL



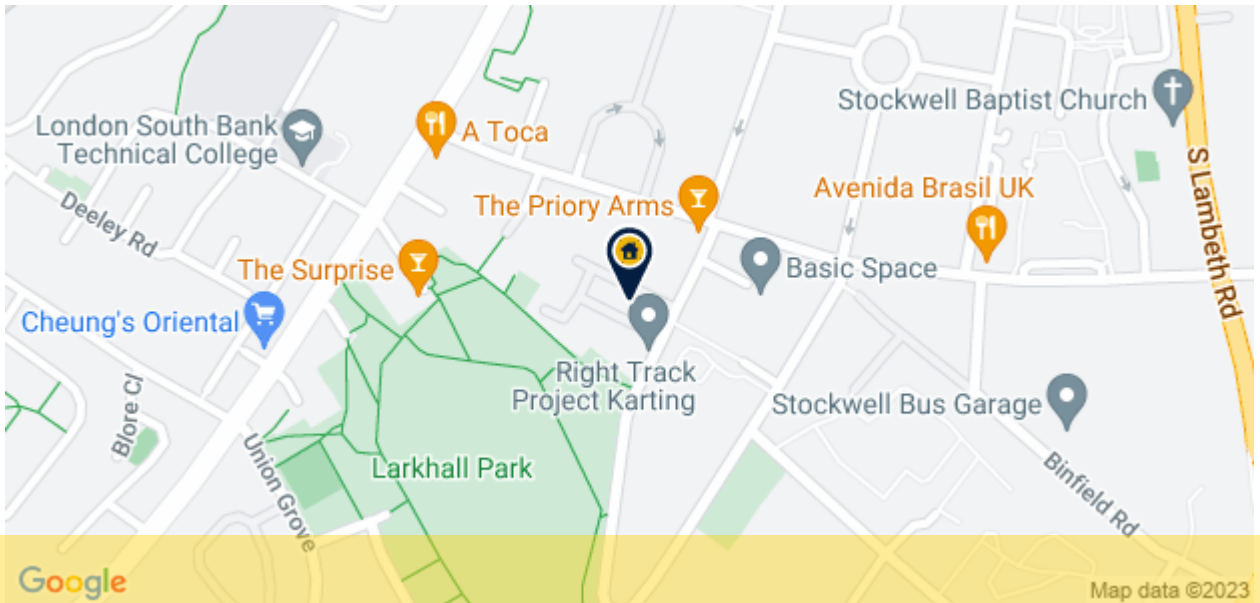
Exceptional two bedroom apartment set in a beautiful Victorian school conversion on Priory Grove, located next to Larkhall Park and 8 minutes from Stockwell tube. Offered with no onward chain and benefits from an allocated space in the secure gated parking within the grounds.

The apartment features a massive reception area with double height ceilings, wood floors and tall sash windows; a modern fitted kitchen; ground floor WC; two lovely mezzanine double bedrooms and a superb family bathroom.

Perfectly situated within the Larkhall conservation area, in close proximity to the amenities of Clapham Road and Nine Elms, and an amazing variety of 'Little Portugal' delis. The Priory Arms pub is right at your doorstep. Nine Elms and Vauxhall Markets are sure to be a Sunday regular, just 0.8 mile away. The Embassy Gardens and the Thames Riverside Walk are also within walking distance. This location offers excellent transport links, with Stockwell tube (Northern/Victoria), Nine Elms (Northern) and Wandsworth Road (Overground) as well as a number of bus services moments away.



# PRIORY GROVE STOCKWELL



**CALL 020 7820 4141**

**REF: 746285**

**When you want to view a property through us it helps to bear in mind the following:**

Viewings are a limited opportunity and therefore should be undertaken seriously. It might be necessary to take a flexible approach in the time arrangement of viewings. Sometimes a landlord will give us specific times only convenient to them. We do advise landlords that if they are serious about letting property they should be as flexible as possible. We normally keep keys and can therefore access the property pretty much anytime.

**To arrange a viewing for this property please contact our Kennington / Oval Lettings Office quoting 746285**

**DISCLAIMER**

VIEWING: strictly by appointment through LUDLOWTHOMPSON. ludlowthompson are Agents for themselves and for the landlord.

1. These particulars do not form any part of any offer or contract.
2. Particulars are intended to give a fair description only. ludlowthompson/landlord accept no responsibility for any error they may contain however caused. Any renter must satisfy her/himself by inspection or otherwise as to their correctness.
3. ludlowthompson or employees have no authority to make or give any representation or warranty whatever regarding this property.

**PLEASE NOTE BEFORE PROCEEDING**

We have been unable to confirm the terms of tenure, we have relied upon information supplied by the landlord. Photographs may depict items which are not included in the let. Consult a solicitor on aspects relating to tenure/property details.