



BEVIN SQUARE, LONDON, SW17

Carter Jonas

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A spacious and beautifully presented freehold house, featuring three double-bedrooms, including a principal bedroom with an en-suite shower room and a generous first-floor reception room. The property further benefits from a private driveway with off-street parking, garage, private rear garden and access to well-maintained communal gardens.

Bevin Square is a quiet, gated residential development conveniently located off Beechcroft Road. Tooting Bec Underground Station is approximately a 7-minute walk away, providing regular Northern Line services into Central London. Balham Station is also within a 20-minute walk, offering rail and Underground connections. Nearby, there is an excellent selection of independent cafés, bars, restaurants and the popular Tooting Market.

Key Features:

- Spacious home set within a gated development
- Three double-bedrooms
- Two bathrooms, including en-suite
- Downstairs W.C
- Generous first-floor reception room
- Private rear garden
- Approx. 1339 sq ft (including store)
- Access to communal gardens
- Off street parking
- Approx. 7-minute walk to Tooting Bec Underground Station
- Freehold with common managed areas
- Service Charge £970 pa (Figure quoted on 2026 charge)

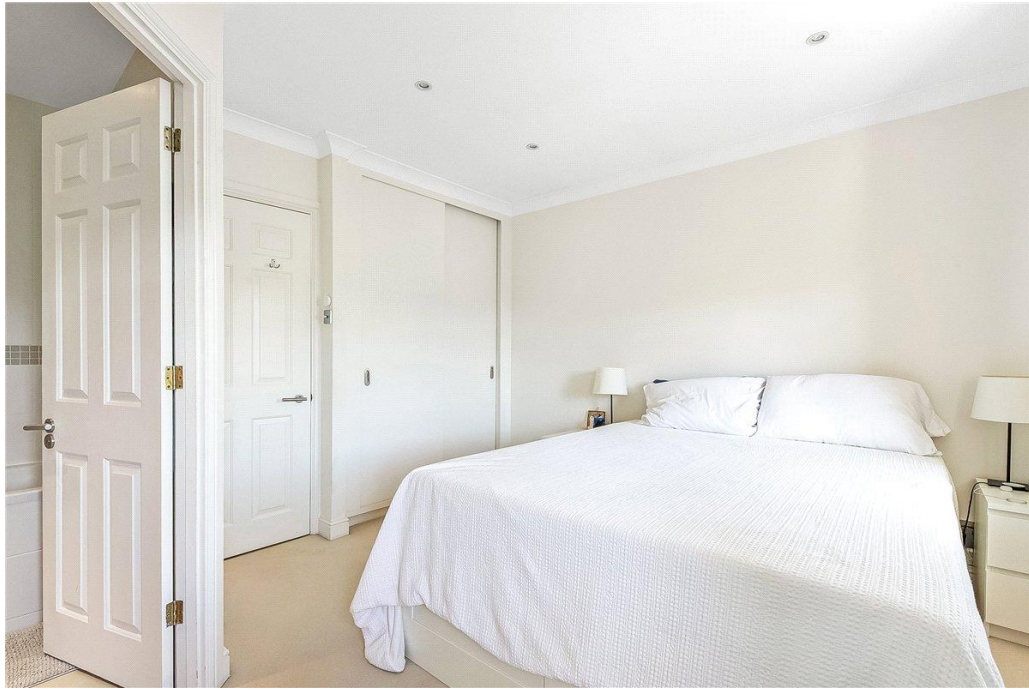
TENURE Freehold

LOCAL AUTHORITY London Borough of Wandsworth

EPC BAND C

A CHARMING HOUSE IN A QUIET GATED DEVELOPMENT WITH OFF-STREET PARKING, GARAGE AND A PRIVATE REAR GARDEN.

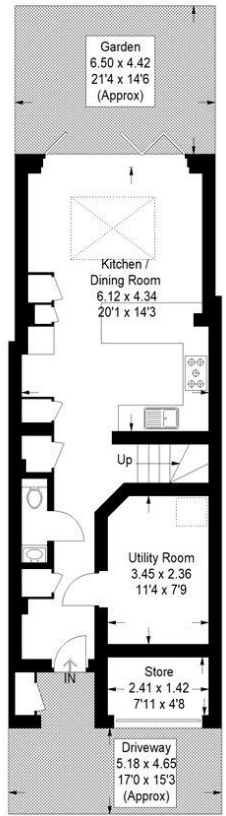




Bevin Square, SW17
Approximate Gross Internal Area
(Including Store)
124.4 sq m / 1339 sq ft

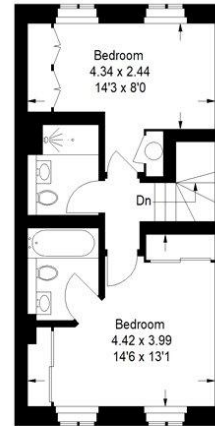


□ = Reduced headroom below 1.5 m / 5'0"

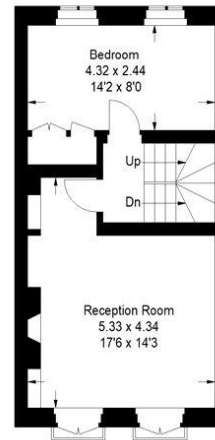


Ground Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1336685)



Second Floor



First Floor

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	70 C	70 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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