

PICTURE HOUSE, STREATHAM HIGH ROAD, LONDON, SW16  
**£325,000 LEASEHOLD**

## A BOLD AND BRIGHT STREATHAM HIDEAWAY WITH ECLECTIC STYLE AND PRIVATE BALCONY

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## DESCRIPTION:

Set within a former cinema building, this unique one-bedroom apartment offers a compelling blend of mid-century flair and contemporary practicality. Designed across 847 sq. ft., the home unfolds across a generous living and dining area, cleverly zoned for lounging, entertaining, and working.

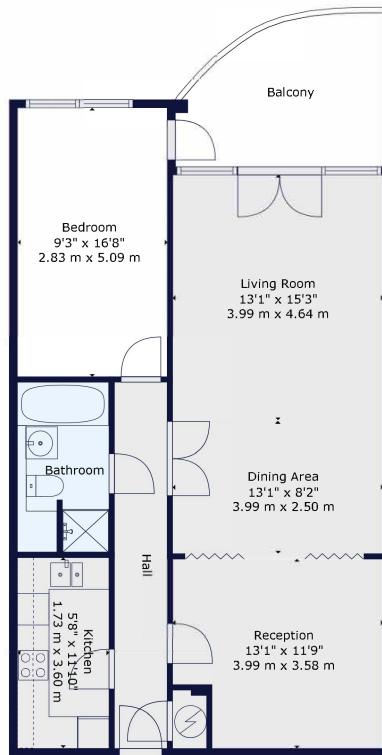
At its heart, the open-plan reception leads seamlessly onto a covered balcony—perfect for potted greenery, morning coffee, or a quiet read, come rain or shine. Fold-back doors reveal a second reception space, ideal for a home office, music nook, or snug. The bedroom is well proportioned, with space for a king-sized bed, reading corner, and ample storage, while the adjacent bathroom is sleek and functional. A separate kitchen sits just off the dining area, tucked away but convenient, with everything you need for everyday cooking or hosting.

Located moments from Streatham Hill Station, with Brixton and Clapham both easily accessible, this apartment is ideal for those who crave space, character, and connectivity in equal measure.









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**TOTAL: 847 sq. ft, 79 m<sup>2</sup>**  
**FLOOR 1: 847 sq. ft, 79 m<sup>2</sup>**  
**EXCLUDED AREAS: BALCONY: 105 sq. ft, 10 m<sup>2</sup>**

All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and do not constitute any warranty or representation by the seller, their agent or Winkworth. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans. This plan is for illustrative purposes only and should be used as such by any prospective purchasers.



This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	73 C	76 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

**Tenure:** Leasehold

**Term:** 229 years and 1 month

**Service Charge:** £1250 per annum

**Ground Rent:** £150 per annum

**Council Tax Band:** D

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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