



Mount Nod Road, SW16

£575,000 *Leasehold*

2 1 1

#### KEY FEATURES

- Victorian bay fronted maisonette
- Two generous double bedrooms
- Bright reception room
- Modern fitted kitchen
- Private rear garden
- Well maintained throughout
- Close to Streatham Hill station
- Near Streatham Common

Set within an attractive Victorian building on Mount Nod Road, this charming bay fronted maisonette offers beautifully maintained accommodation with a warm, homely feel and a private garden to the rear. The home is entered via its own front door, leading into a central hallway that sets the tone with a calm, cared for finish. To the front sits a welcoming reception room, centred around a classic bay window that brings in excellent natural light and creates a lovely sense of space. This is an easy room to live in, with plenty of flexibility for relaxing, hosting or setting up a work from home corner. Moving through the property, the layout continues to feel well balanced, with two generous double bedrooms positioned to suit both everyday living and guest use. The kitchen is fitted with modern units and good worktop space, creating a practical hub for day-to-day life, while the overall finish strikes a comfortable balance between period character and modern convenience. To the rear, the private garden provides a peaceful outdoor retreat, ideal for summer dining, entertaining or simply enjoying a quiet moment outside.

Mount Nod Road is well placed for the amenities and transport links of Streatham Hill, with the station within easy reach and providing direct services into central London. The area offers a strong mix of cafés, restaurants, shops and gyms, while Brixton is also easily accessible for a wider selection of bars, markets and the Victoria line. For green space, Streatham Common and The Rookery are close by, offering a brilliant setting for weekend walks and outdoor time.

**Streatham**

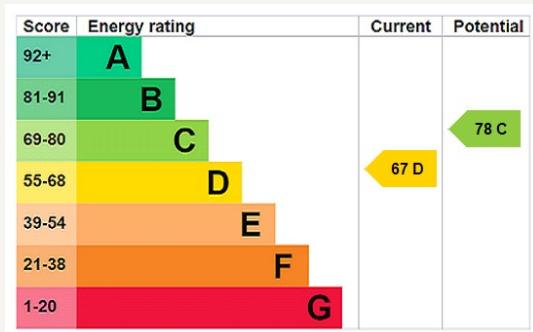
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## MATERIAL INFO

**Tenure:** Leasehold  
**Term:** 103 years and 10 months  
**Council Tax Band:** C  
**EPC rating:** D

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