



A spacious upper maisonette in excess of 1800ft of internal space arranged over 3 floors with 3 outside areas.

Rona Road, Hampstead, London, NW3

£1,400,000 Leasehold (963 years remaining)

savills

Period features • Home office • Two roof terraces • Private balcony • Flexible storage throughout • Close to Hampstead Heath

Local Information

Rona Road is a quiet residential street within the Mansfield Conservation Area. The property is a 2 minute walk from the green expanses of Hampstead Heath.

Hampstead Heath Overground station, and the amenities of South End Green, are approximately 0.7 miles away. Belsize Park Underground station (Northern Line, Zone 2), together with bus routes C11, 24, 46, 168 and 268 are also within 0.2 miles, providing excellent transport links to the City and West End.

About this property

This semi-detached property provides an exciting opportunity to create a wonderful family home specific to your taste and needs. The first floor accommodation consists of a large reception room, kitchen and a further study/bedroom with direct access to a terrace.

On the second floor there is a double bedroom, utility room/bedroom, and a shower-room. There is also another terrace on this floor offering stunning views. The third floor consists of a bathroom and another double bedroom with direct access to a balcony.

Tenure

Leasehold (963 years remaining)

Local Authority

London Borough Of Camden,

Energy Performance

EPC Rating = E

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Hampstead Office.
Telephone: +44 (0) 20 7472 5000.





Rona Road, Hampstead, London, NW3
Gross Internal Area 1822 sq ft, 169.3 m²

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Approximate Area = 169.3 sq m / 1822 sq ft (Including Attic Storage)
Terrace / Balcony Areas = 32.1 sq m / 345 sq ft
Including Limited Use Area (13.3 sq m / 143 sq ft)
For identification only. Not to scale.
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First Floor Second Floor Third Floor
Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D		66
(39-54) E	45	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

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