



Boydell Court, St John's Wood, London, NW8

£1,500 per week *Furnished*

3  1  3 

KEY FEATURES

- Three Bedrooms
- Three Bathrooms
- Reception Room
- Fitted Kitchen
- 24 Hour Porterage
- Air Conditioning
- Communal Heating
- Communal Hot Water



Winkworth St John's Wood

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Winkworth

for every step...

*Tenant fees may apply. Details of tenant fees are available on the Winkworth website and the link can be found with the displayed rent for the property. Tenants should ensure they are fully conversant with any fees before making an offer to rent and your local Winkworth office can provide written details upon request.



DESCRIPTION

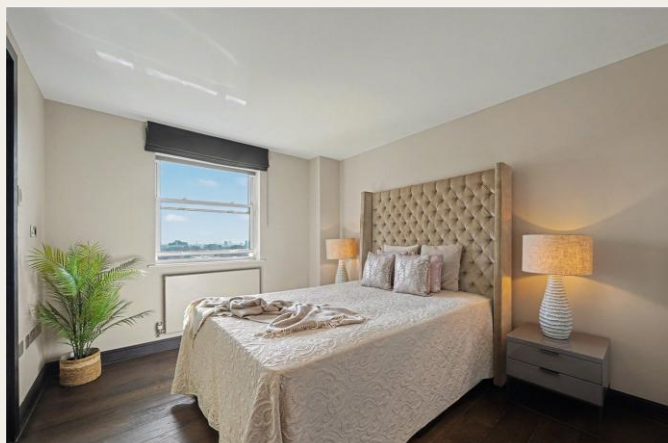
A stunning three-bedroom penthouse on the ninth floor of this portered building, ideally located near Swiss Cottage Underground Station and St John's Wood High Street. The property offers secure garage parking, spacious and elegantly designed living areas, and interiors that combine style with luxurious fixtures and fittings, creating a sophisticated and contemporary home.

MATERIAL INFO

Deposit: £9,000.00

Holding Deposit: 1 weeks rent where the rent is up to £100,000 per annum, 2 weeks rent where the rent is over £100,000 per annum

Council Tax Band: H





GROSS INTERNAL AREA (GIA)
The footprint of the property
102.78 sqm / 1106.31 sqft

NET INTERNAL AREA (NIA)
Excludes walls and external features
Includes washrooms, restricted head height
96.19 sqm / 1035.38 sqft

EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas etc.
0.00 sqm / 0.00 sqft

RESTRICTED HEAD HEIGHT
Limited use area under 1.5m
0.00 sqm / 0.00 sqft



Spec Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPMS 3B RESIDENTIAL 105.05 sqm / 1130.75 sqft
IPMS 3C RESIDENTIAL 99.07 sqm / 1066.38 sqft

SPEC ID: Sefca07b67a8900a10732c0b

For more information, scan the QR code or visit the link below



<https://www.winkworth.co.uk/rent/property/SJD140993>

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.

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