

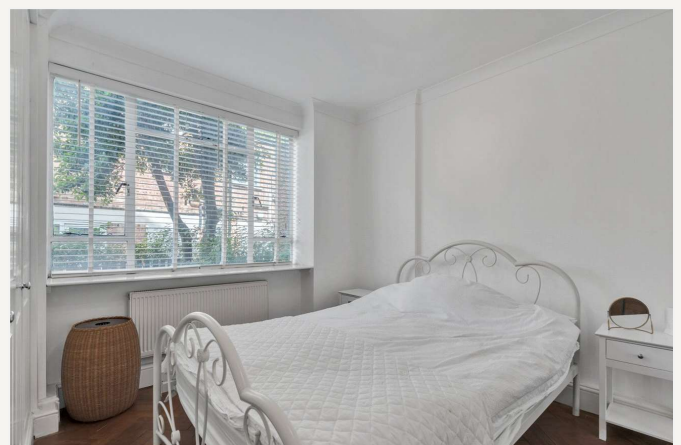


Charlbert Court, St John's Wood, London, NW8

£635,000 *Share of Freehold*

2  1  1 

An opportunity to purchase this modern two-bedroom garden flat less than 200 metres away from both St John's Wood High Street and Regent's Park. The property has original parquet wooden flooring, fitted wardrobes, a separate kitchen and direct access to both private and communal gardens. St John's Wood Underground Station (Jubilee Line) and Lord's Cricket Ground are both within a half-mile radius.



Winkworth St John's Wood

020 7586 7001 | stjohnswood@winkworth.co.uk



KEY FEATURES

- Two Bedrooms
- Bathroom
- Reception Room
- Separate Kitchen
- Access to Private and Communal Gardens
- Wooden Floors
- Share of Freehold



MATERIAL INFO

Tenure: Share of Freehold

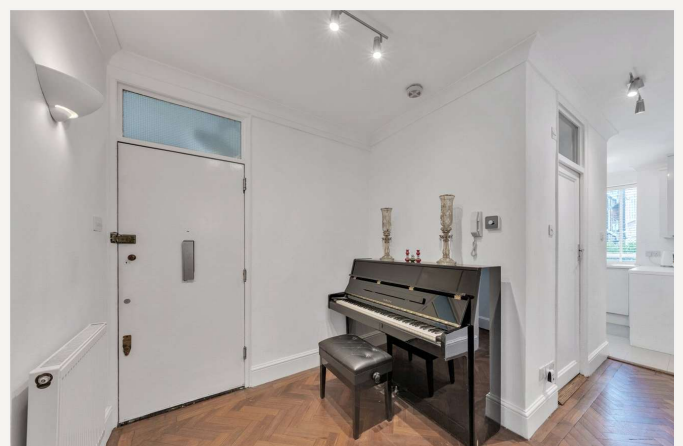
Lease Expiry Date: 29/09/2984

Service Charge: £3,734.5 per annum

Ground Rent: £100 Annually (subject to increase)

Council Tax Band: D

EPC rating: D





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

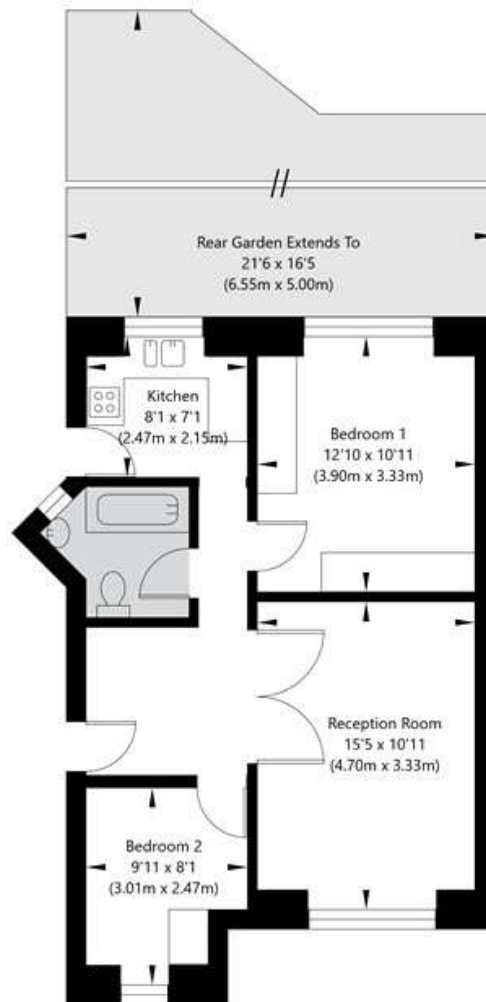
For more information, scan the QR code or visit the link below



<https://www.winkworth.co.uk/sale/property/SJD260231>

Charlbert Court, London NW8 7BX

Ground Floor
GROSS INTERNAL FLOOR AREA
APPROX. 54.71 SQ M / 589 SQ FT



APPROXIMATE GROSS INTERNAL FLOOR AREA 54.71 SQ M / 589 SQ FT
THIS FLOOR PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND
SHOULD BE USED FOR THIS PURPOSE BY PROSPECTIVE APPLICANTS AS ITS NOT TO SCALE.

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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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