



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

£1,200,000 *Share of Freehold*

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A spacious three-bedroom, two-bathroom (1327 sq ft) raised-ground floor apartment, which benefits from a 29ft double reception/dining room, with a private balcony overlooking communal gardens. Located to the rear of this popular development positioned along the world famous Abbey Road, which is less than half a mile away from St John's Wood High Street, Underground Station (Jubilee Line) and Lord's Cricket Ground



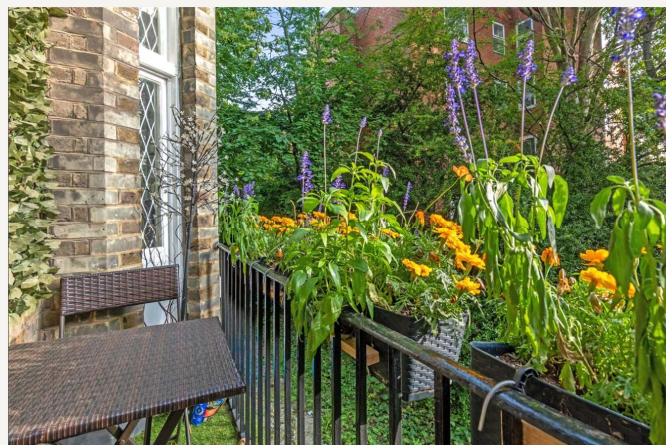
Winkworth St John's Wood

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KEY FEATURES

- Principal Bedroom with En-Suite Bathroom
- Two Further Bedrooms
- Shower Room
- Double Reception Room
- Separate Kitchen
- Private Balcony
- Communal Gardens
- Share of Freehold



MATERIAL INFO

Tenure: Share of Freehold

Lease Expiry Date: 12/09/3018

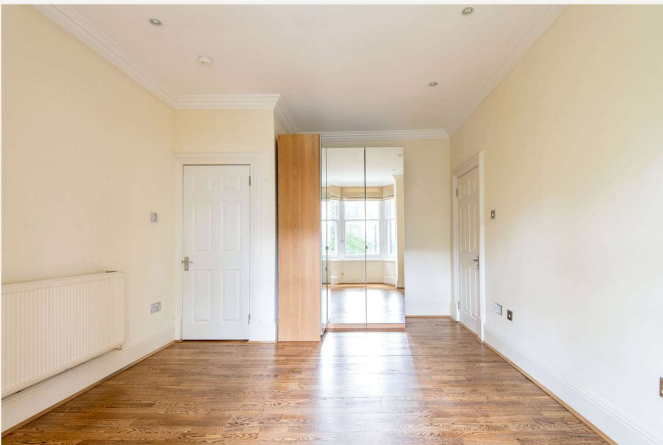
Service Charge: £5,489.24 per annum

Ground Rent: £0 Annually (subject to increase)

Council Tax Band: F

EPC rating: C



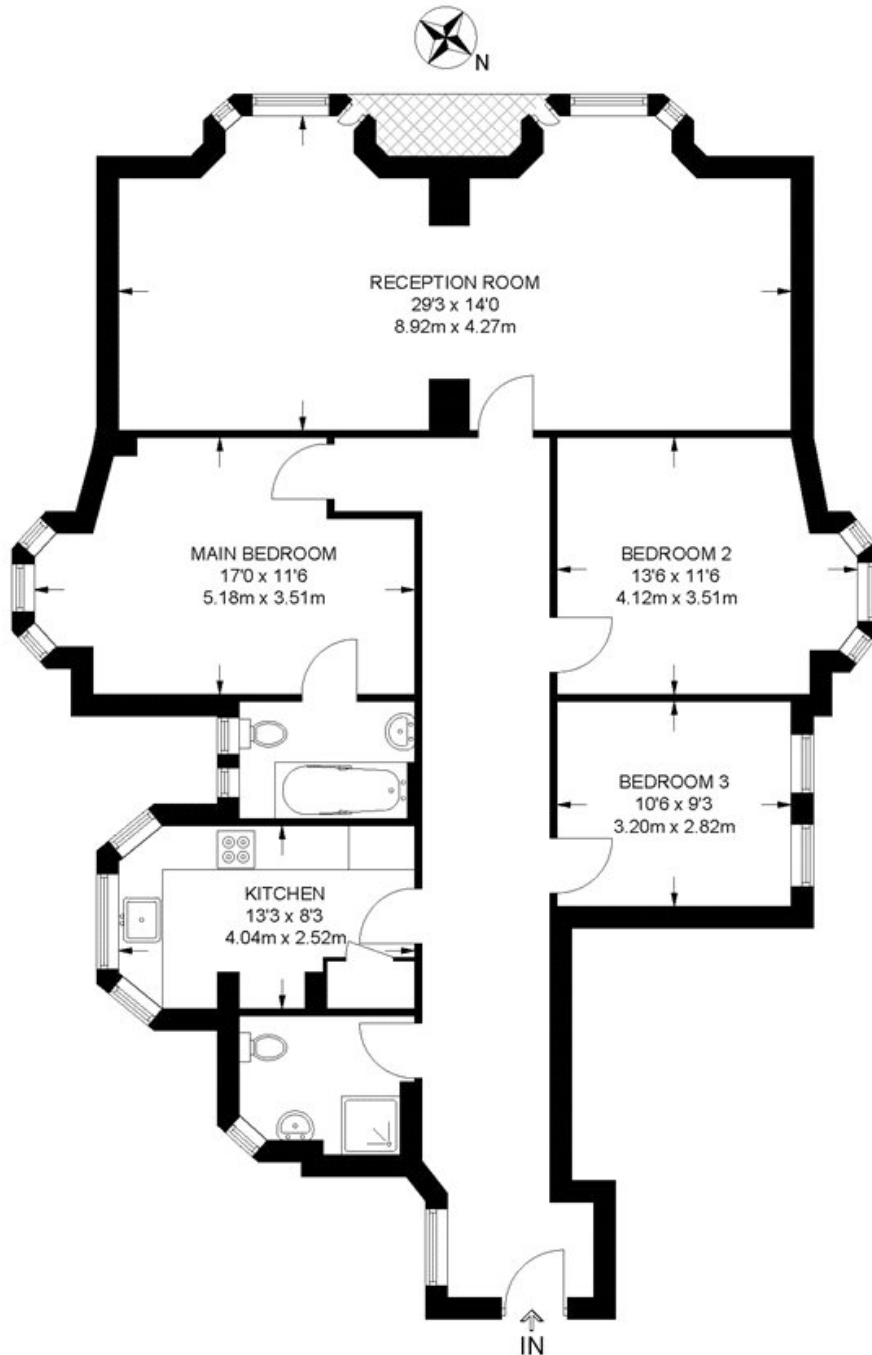


Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	76 C	84 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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



<https://www.winkworth.co.uk/sale/property/SJD240140>



RAISED GROUND FLOOR

APPROXIMATE GROSS INTERNAL AREA
1327 SQ FT / 123.35 SQ M

This plan has been drawn for illustrative and identification purposes only.

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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