

Marlborough Hill, St John's Wood, London, NW8

3 1 2

£1,000,000 *Leasehold*

A wonderful three-bedroom, duplex apartment arranged over the top two floors of this charming period conversion, with fantastic far-reaching views across mature gardens. The property further benefits from two balconies, two en-suite bathrooms and a shower cubicle with wc in the mansard loft extension. This property has a fully fitted kitchen with Miele appliances, an oak engineered wooden floor and is offered for sale with no onward chain. St John's Wood High Street and Underground Station (Jubilee Line) are both less than half a mile away, as are the amenities of Swiss Cottage. Please note that the exterior of the building is currently being renovated, so this image has been enhanced with the support of cgi.





Winkworth St John's Wood

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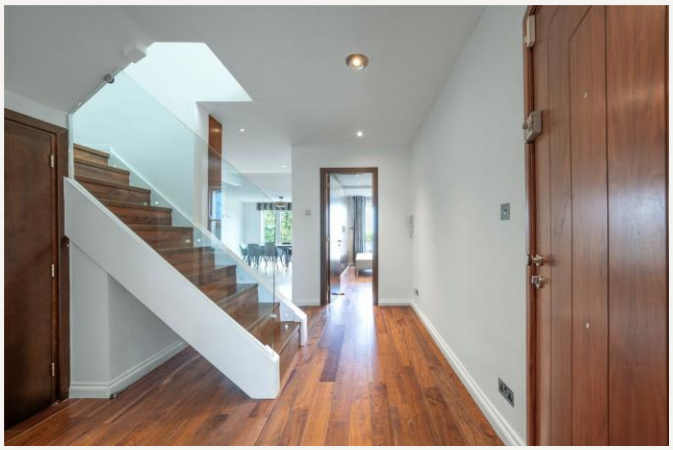
KEY FEATURES

- Principal Bedroom with En-Suite and Balcony
- Second Bedroom with En-Suite Bathroom
- Third Bedroom with Shower Cubicle
- Guest WC
- Separate Kitchen
- Reception Room with Balcony
- Leasehold



MATERIAL INFO

Tenure: Leasehold
Lease Expiry Date: 25/03/2128
Service Charge: £3,250 per annum
Ground Rent: £60 Annually (subject to increase)
Council Tax Band: F
EPC rating: D

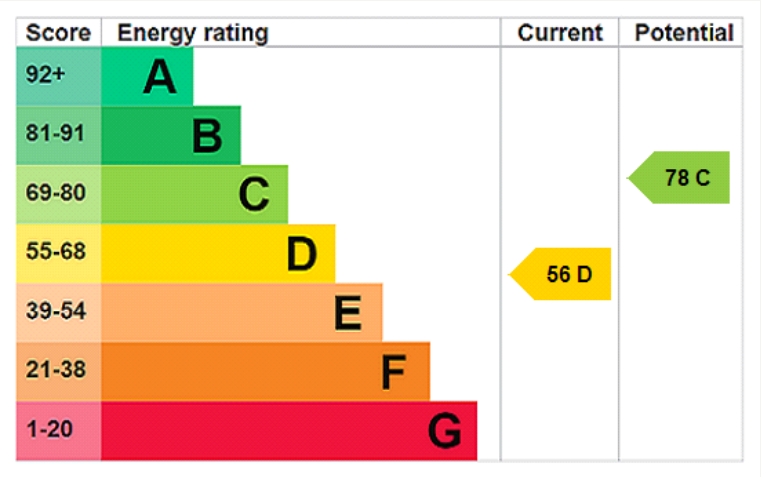








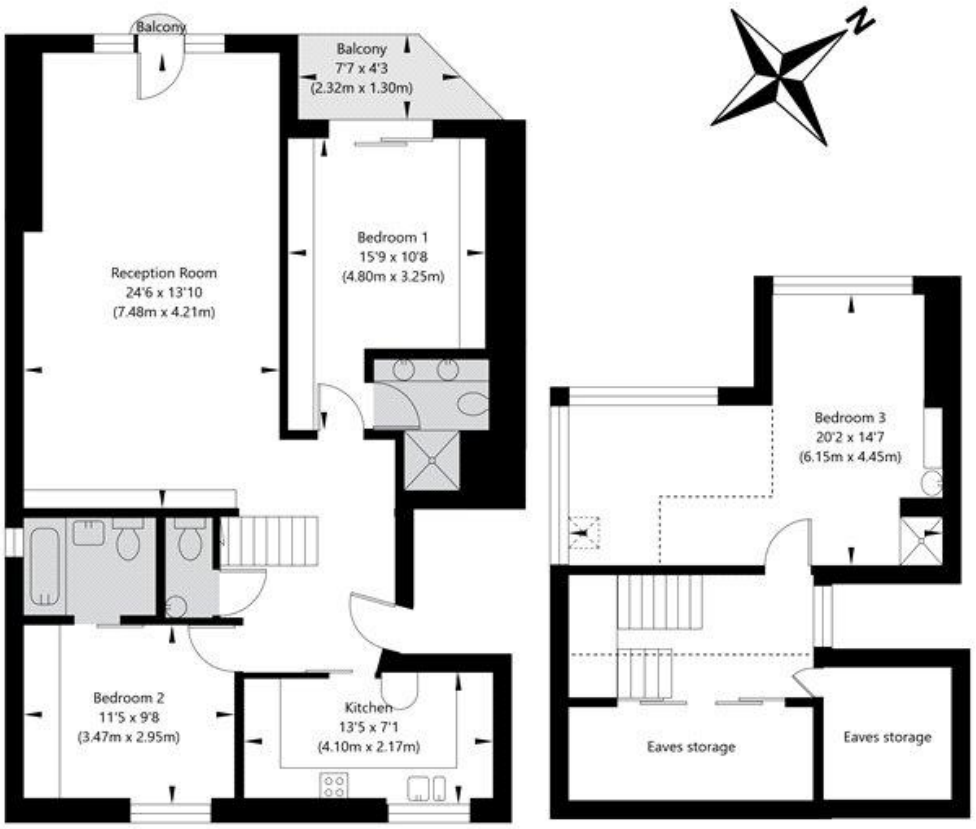




For more information, scan the QR code or visit the link below

https://www.winkworth.co.uk/sale/property/SJD120153

Marlborough Hill, London, NW8 0NG



Second Floor
GROSS INTERNAL FLOOR AREA
APPROX. 83.74 SQ M / 901 SQ FT

Third Floor
GROSS INTERNAL FLOOR AREA
APPROX. 30.02 SQ M / 323 SQ FT

APPROXIMATE GROSS INTERNAL FLOOR AREA 113.76 SQ M / 1224 SQ FT
APPROXIMATE USABLE GROSS INTERNAL FLOOR AREA 104.3 SQ M / 1122 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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