



WALSINGHAM, ST JOHN'S WOOD, LONDON, NW8 £1,425,000 LEASEHOLD

A great opportunity to purchase this bright and spacious, three-bedroom, fifth-floor apartment, within the ever-popular Queensmead development! Not only does this property have two bathrooms one of which is en-suite, but it also benefits from a guest WC, residents' parking for two vehicles, plus a lock-up garage, not to mention a private easterly-facing balcony with views towards the London skyline. Both St John's Wood & Swiss Cottage Underground Stations are less than one mile away from the property, as are Lord's Cricket Ground and St John's Wood High Street, with its rich selection of boutique shopping facilities and fine-dining restaurants. Furthermore, this property is offered for sale with no onward chain.

Principal Bedroom with En-Suite Bathroom | Two Further Bedrooms | Family Bathroom | Guest WC | Separate Kitchen | Reception Room | Private Balcony | Communal Heating | Passenger Lifts | 24 Hour Portage | Leasehold

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for every step...

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Walsingham, St John's Wood Park, London NW8 6RJ

5th Floor
GROSS INTERNAL FLOOR AREA
APPROX. 106.96 SQ M / 1151 SQ FT



APPROXIMATE GROSS INTERNAL FLOOR AREA 106.96 SQ M / 1151 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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Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C	77 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Tenure: Leasehold

Term: Expires - 21/11/2174

Service Charge: £13,766.82 per annum

Ground Rent: £0 Annually (subject to increase)

Council Tax Band: G

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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