





## 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 Porterage | Leasehold



for every step...







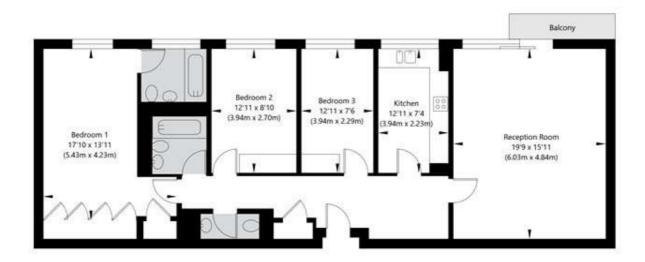




## Walsingham, St John's Wood Park, London NW8 6RJ

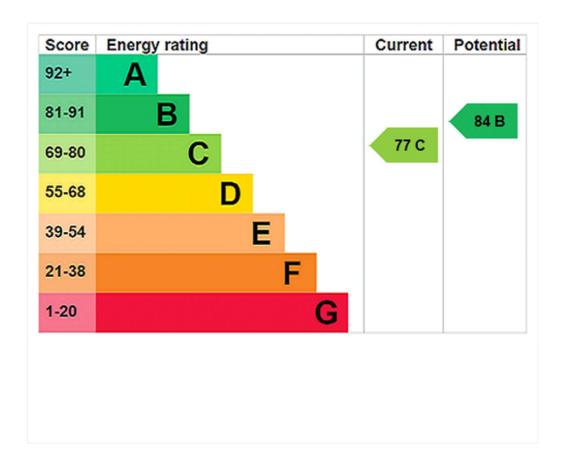
5th Floor GROSS INTERNAL FLOOR AREA APPROX. 106.96 SQ M / 1151 SQ FT





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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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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for every step...

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