

GROVE HALL COURT, ST JOHN'S WOOD, LONDON, NW8 £995,000 LEASEHOLD

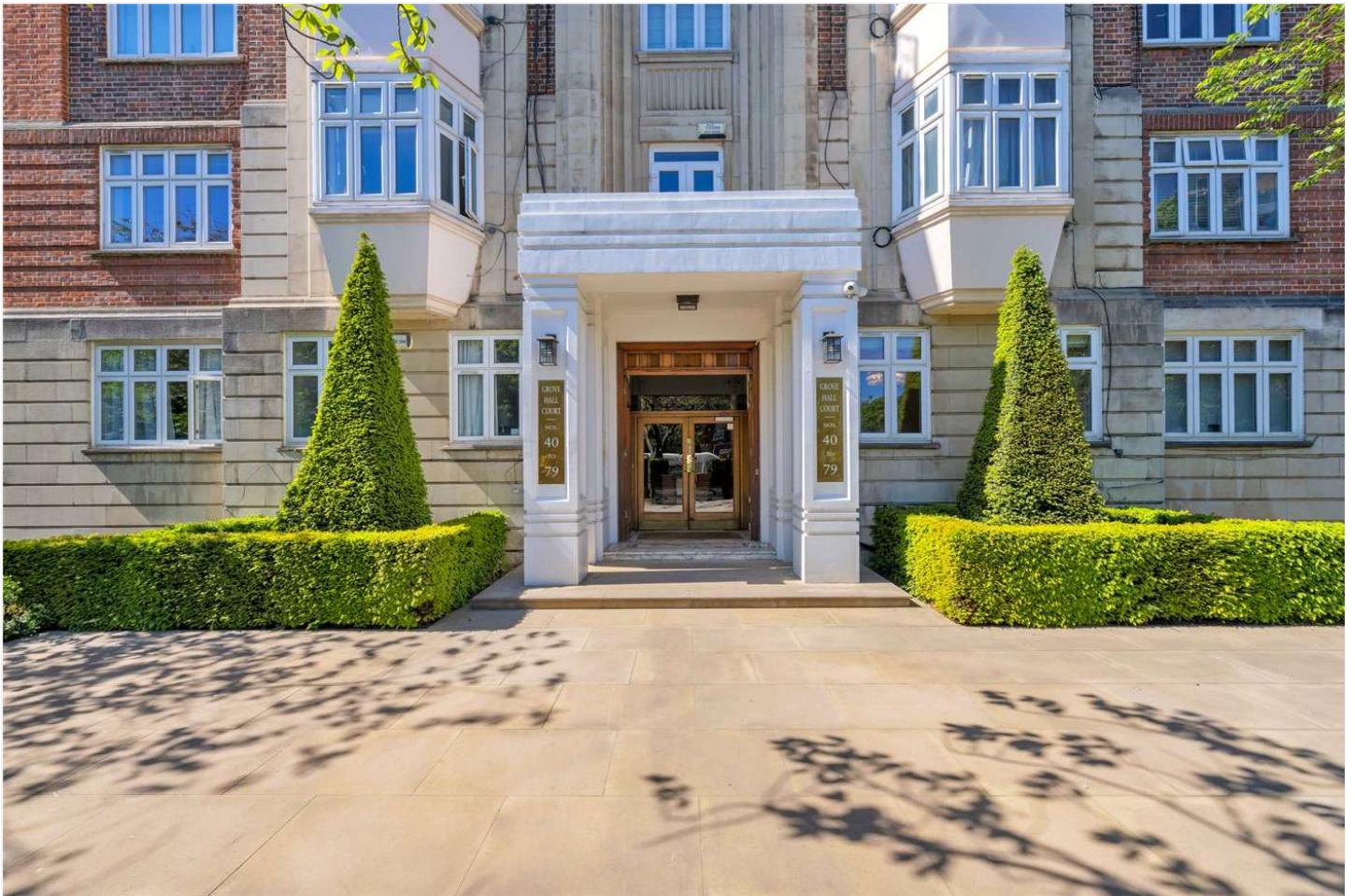
A spacious three double bedroom apartment located on the first-floor of this charming, art-deco building, with portage, communal heating, hot water and two passenger lifts. This popular development is less than one mile away from Regent's Park, Lord's Cricket Ground, St John's Wood High Street and Underground Station (Jubilee Line). Furthermore, the lease on the property expires 24/06/2076.

Principle Bedroom with En-Suite Bathroom | Two Further Bedrooms | Shower Room | Separate Kitchen | Reception Room | Dining Room | Passenger Lift | Portage | Communal Heating and Hot Water | Leasehold

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Grove Hall Court, London NW8 9NY

First Floor
GROSS INTERNAL FLOOR AREA
APPROX. 144.05 SQ M / 1551 SQ FT



APPROXIMATE GROSS INTERNAL FLOOR AREA 144.05 SQ M / 1551 SQ FT
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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 | 81 B | 85 B |
| 69-80 | C | | |
| 55-68 | D | | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |

Tenure: Leasehold

Term: Expires - 24/06/2076

Service Charge: £15,182.4 per annum

Ground Rent: £250 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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