

## WILLIAM COURT, ST JOHN'S WOOD, LONDON, NW8 £4,300 PER MONTH FURNISHED

We are pleased to present this spacious two-double bedroom apartment which is located on the fourth-floor of this secure, portered development less than half a mile away from St John's Wood High Street and Underground Station (Jubilee Line). The property has a modern decor throughout, fully fitted bespoke wardrobes in each bedroom, with two en-suite bathrooms. The fully integrated kitchen with handleless cabinets also benefits from stone counter-tops, with under-counter LED lighting. The property is double-glazed throughout and further benefits from partial herringbone engineered oak wooden flooring.

Principle Bedroom with En-Suite Bathroom | Second Bedroom with En-Suite Shower Room | Reception Room | Kitchen | Passenger Lift | Portage | Communal Gardens

**Winkworth**

for every step...

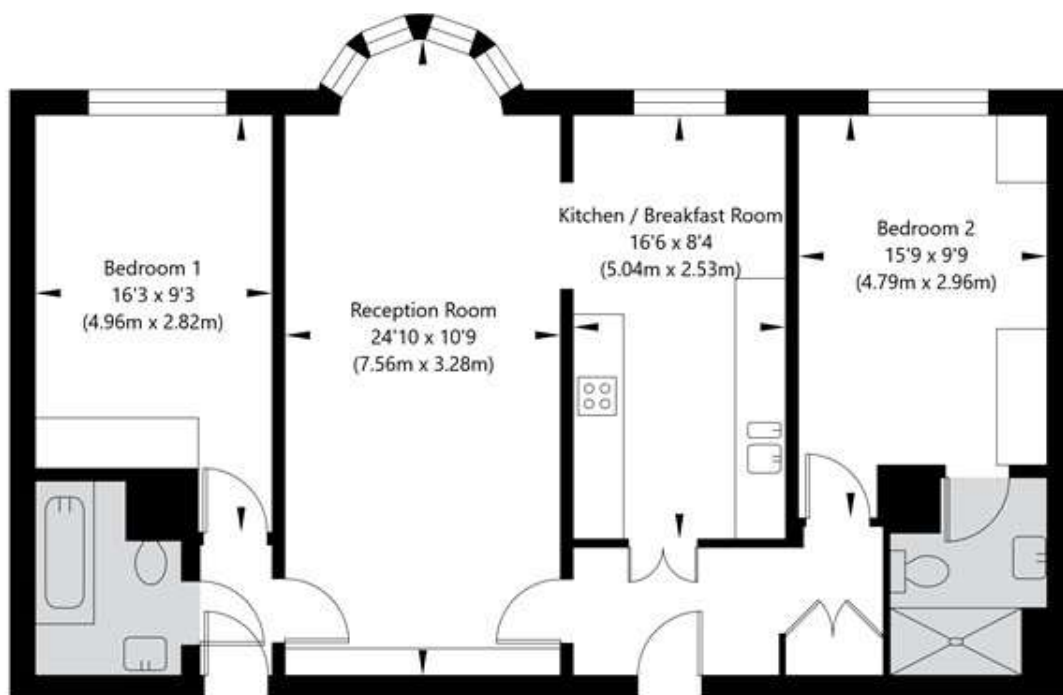
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## William Court, London NW8 9PA

Second Floor  
GROSS INTERNAL FLOOR AREA  
APPROX. 81.54 SQ M / 878 SQ FT



APPROXIMATE GROSS INTERNAL FLOOR AREA 81.54 SQ M / 878 SQ FT  
THIS FLOOR PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND  
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	73 C	79 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

**Tenancy Deposit:** £5,953.85

**Holding Deposit:** 1 weeks rent where the rent is up to £100,000 per annum, 2 weeks rent where the rent is over £100,000 per annum

**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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**St John's Wood** | 103-104 St. Johns Wood Terrace, London, NW8 6PL | 020 7586 7001 | [stjohnswood@winkworth.co.uk](mailto:stjohnswood@winkworth.co.uk)

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