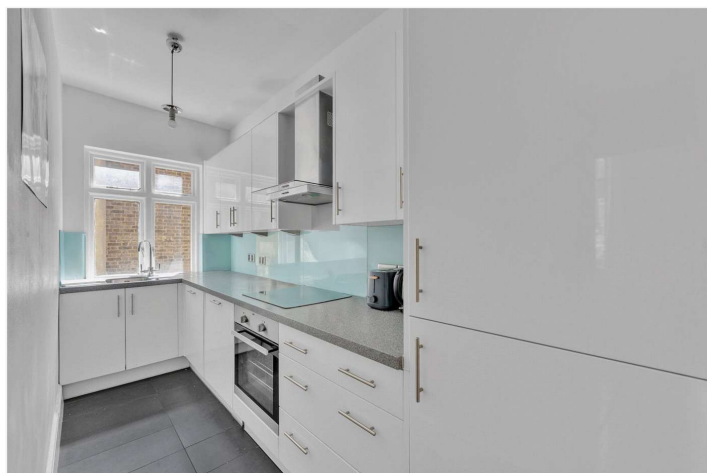
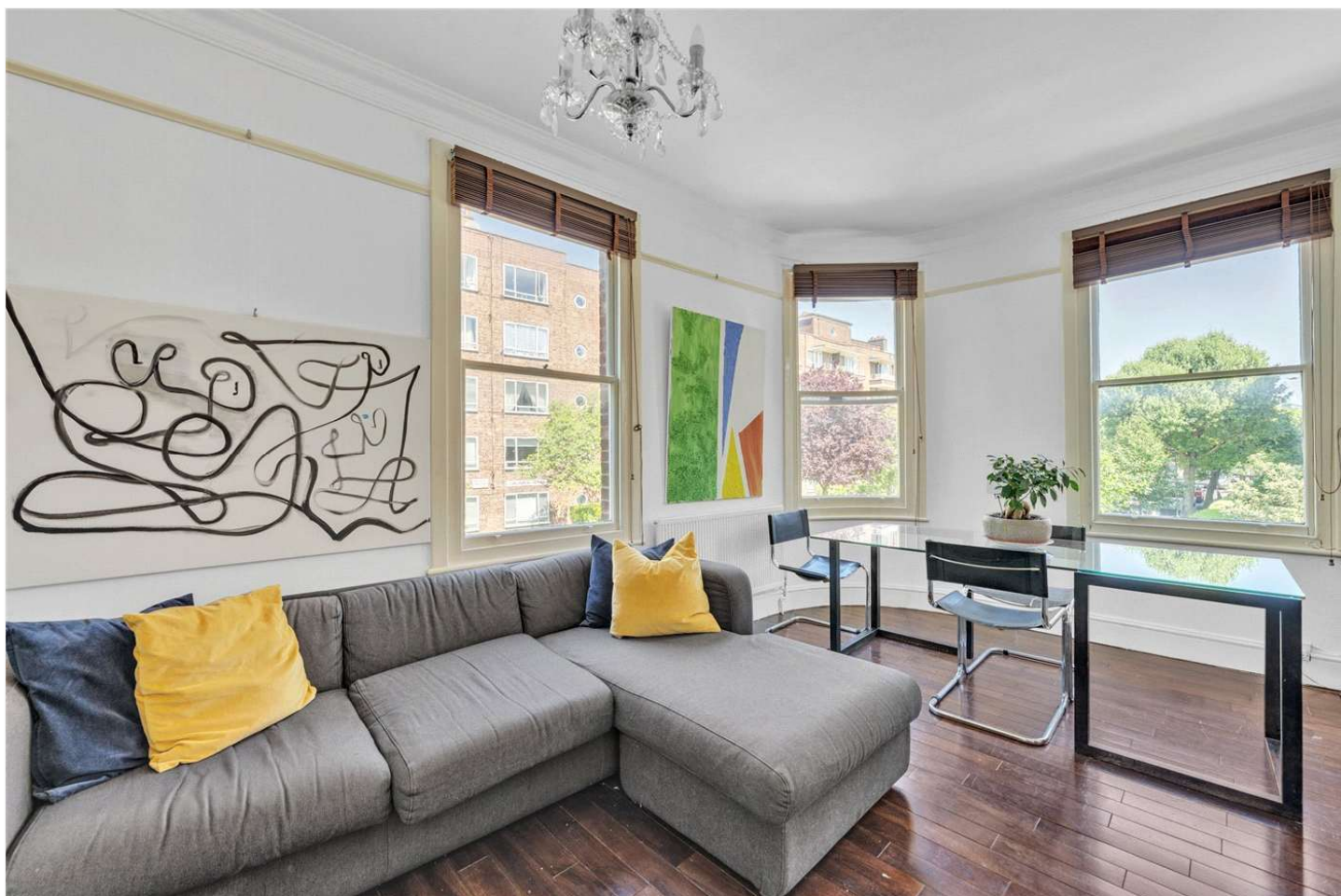




RUSSELL HOUSE, ST JOHN'S WOOD, LONDON, NW8 £610,000 LEASEHOLD

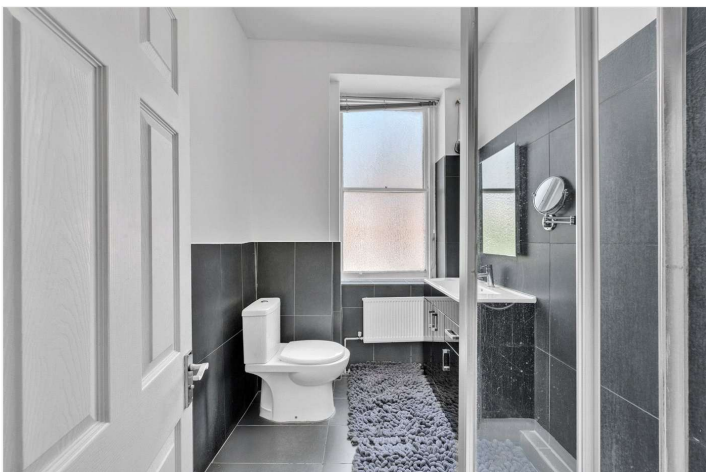
A two double bedroom apartment located on the first-floor of this low-rise development less than 300 metres away from both St John's Wood High Street and Regent's Park. The property has engineered oak wooden flooring throughout, a decorative fireplace a separate kitchen and the reception room benefits from two aspects. Offered for sale with no onward chain. Primrose Hill and St John's Wood Underground Station (Jubilee Line) are both less than half a mile away.

Two Bedrooms | Shower Room | Separate Kitchen | Reception Room | First Floor | Leasehold

Winkworth

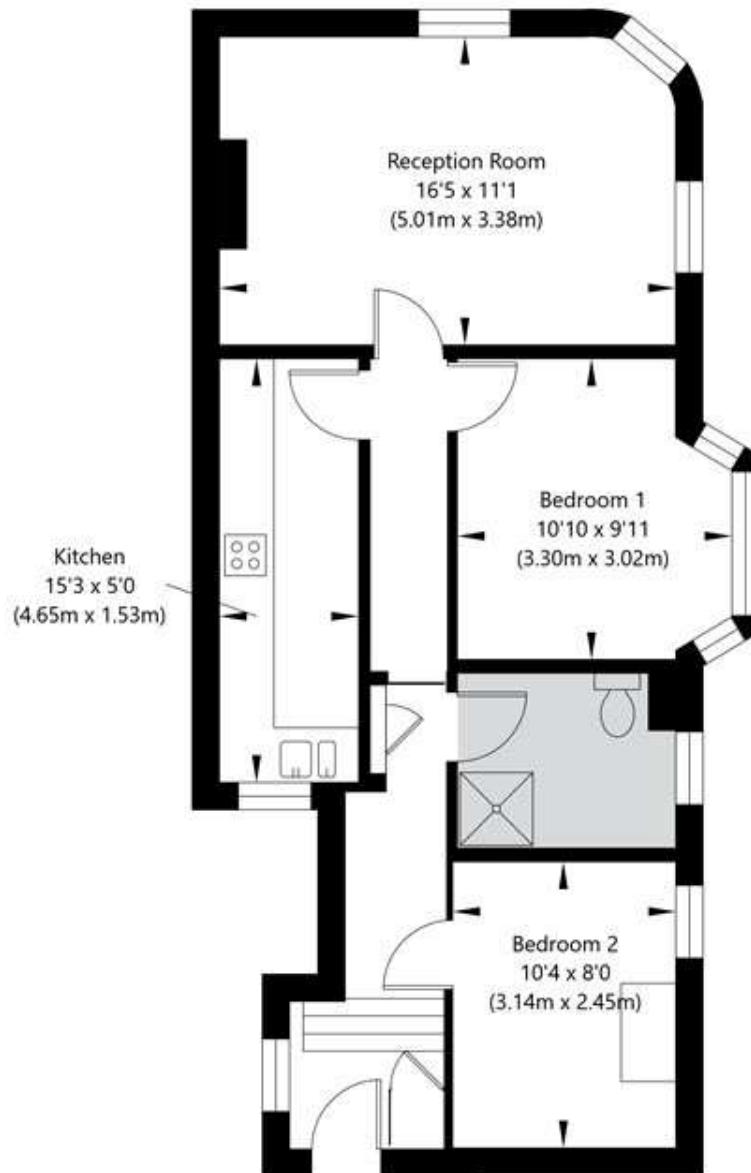
for every step...

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Russell House, Eamont Street, London NW8 7DD

First Floor
GROSS INTERNAL FLOOR AREA
APPROX. 57.6 SQ M / 620 SQ FT



APPROXIMATE GROSS INTERNAL FLOOR AREA 57.6 SQ M / 620 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		
69-80	C	71 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Tenure: Leasehold

Term: Expires - 25/12/2984

Service Charge: £3,399.5 per annum

Ground Rent: £50 Annually (subject to increase)

Council Tax Band: E

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

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