



Queens Grove, St Johns Wood, London, NW8

£5,798 per month

Queens Grove, St Johns Wood, London, NW8

A recently refurbished 4 bedroom terraced house located in the heart of St. John's Wood. The property further offers an open plan kitchen, dining and living room, 2 bathrooms (1 en suite), plus guest WC, a utility room as well as beautiful roof terrace and balcony. The property is ideally located a short walk from St Johns Wood Tube and High Street.

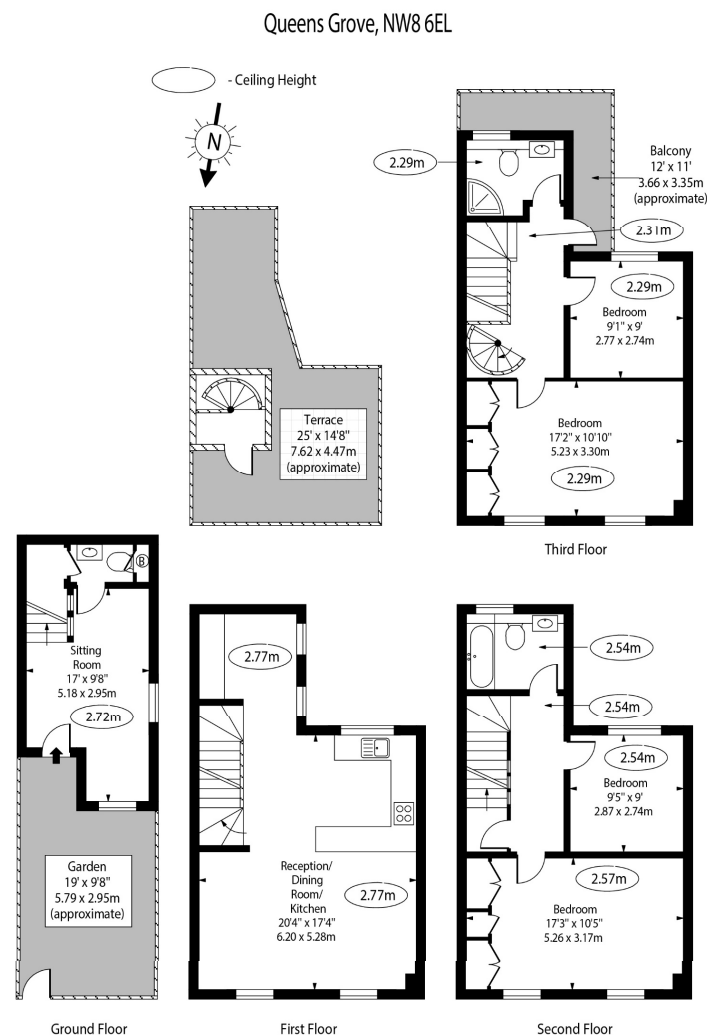
Available immediately on an unfurnished basis.

Please note there are building works happening behind the property.

Further information should be sought independently.

Council Tax Band: H, Local Authority: Westminster, EPC Rating: D

- 5 Week Deposit: £6925.00
- Terraced House
- 4 Bedrooms
- 2 Bathrooms
- Roof Terrace
- Close to Tube



Approx Gross Internal Area 1452 Sq Ft - 134.90 Sq M

For Illustration Purposes Only - Not To Scale Floor Plan by www.nogaphotostudio.com Ref: No.53516

This floor plan should be used as a general outline for guidance only. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.





Laurence Leigh Residential

60 Queens Grove
St Johns Wood
NW8 6ER

T: 020 7483 0101
E: info@laurenceleigh.com
www.laurenceleigh.com

Company Registered Number: 6304836.
Registered Office Address 40 Queen Anne Street, London, W1 9EL, England

Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	68 D	
39-54	E		
21-38	F		
	G		