



A newly refurbished apartment set within the Queensmead Estate

Walsingham, St John's Wood Park, St John's Wood, London, NW8

£1,975,000 Leasehold (153 Years remaining)

savills

- Brand newly refurbished • Lock up garage
- Private balcony • Wooden flooring throughout
- Portered block • CCTV • Long lease

Local Information

Walsingham is located within half a mile of St John's Wood High Street as well as the extensive amenities of Swiss Cottage and Finchley Road. The open spaces of Primrose Hill park are approximately 0.6 miles away. The closest underground stations are Swiss Cottage (Jubilee line) approximately 0.3 miles away and St John's Wood (Jubilee line) approximately 0.5 miles away.

About this property

This brand newly refurbished three bedroom apartment is situated on the ground floor of a purpose built block in St John's Wood. The property is bright and spacious and has been refurbished to a very high standard throughout. Accommodation includes a spacious reception/dining room with private balcony, a separate fully integrated kitchen with Miele appliances, a laundry cupboard with Miele washing machine and tumble dryer, a principal bedroom with en-suite bathroom, two further bedrooms (one en-suite) and a family bathroom. Walsingham forms part of the Queensmead Estate which is set within communal gardens and includes 24 hour porters, CCTV, designated off street parking and a lock up garage.

Tenure

Leasehold

Local Authority

Camden Council

Energy Performance

EPC Rating = D

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills St. John's Wood & Regents Park Office.
Telephone: +44 (0) 20 3043 3600.





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Gross Internal Area 1339 sq ft, 124.4 m²

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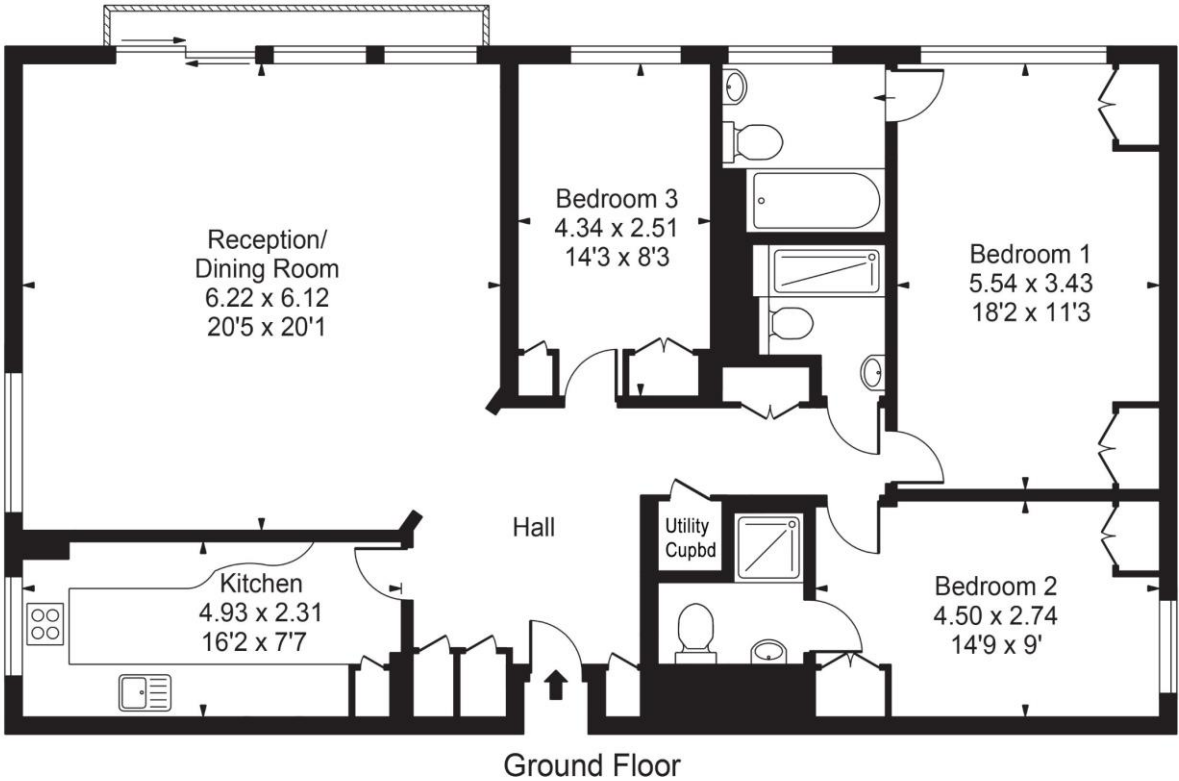
Walsingham House


Gross Internal Area(Approx)

Total = 125.51 Sq m / 1351 Sq ft

For Illustration Purposes Only - Not To Scale

Floorplan by Humble Spy Photography Ltd.



| Energy Efficiency Rating | | |
|---|---|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92+) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | 67 | 71 |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England, Scotland & Wales | EU Directive 2002/91/EC  | |

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