

# CHARMILL

## RESIDENTIAL



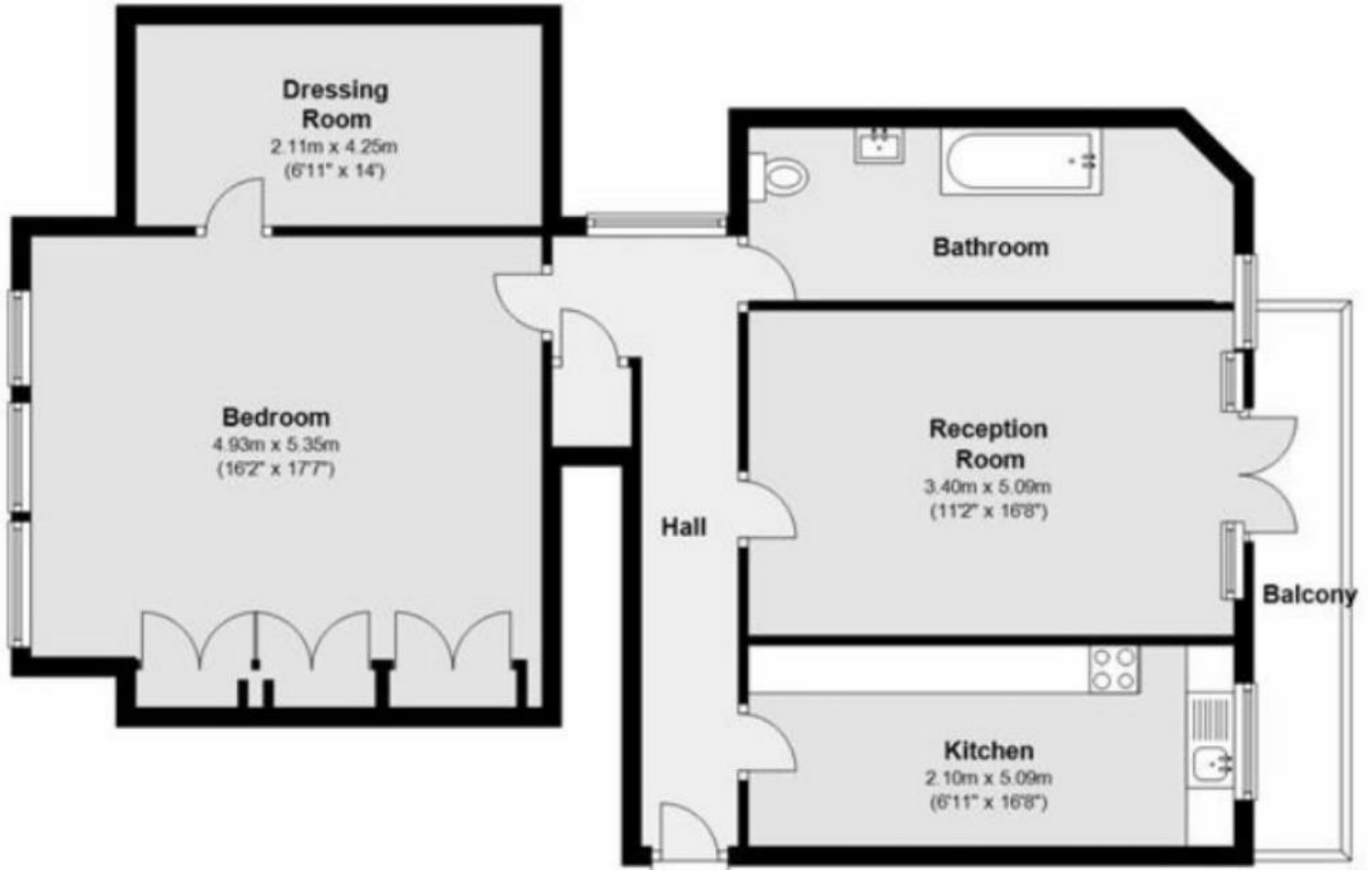
### Hamilton Terrace, St Johns Wood, NW8

A spacious ground floor apartment located within a period conversion close to all amenities of St Johns Wood and Maida Vale. The property boasts many original features and comprises a spacious reception room with high ceilings, double bedroom with fitted wardrobes, fully fitted separate kitchen and a bathroom suite. Available immediately.

- One bedroom
- Raised ground floor
- Period conversion
- Available Now
- Price including Council Tax

£650

## Raised Ground Floor



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
		42	70
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
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