



## **One St Johns Wood, 60 St. Johns Wood Road, London, NW8 7HN**

### **£1,600 Per Week**

A TWO BED TWO BATH APARTMENT FOR RENT WITHIN REGAL LONDONS MOST EXCLUSIVE "ONE ST JOHNS WOOD" DEVELOPMENT IN THE HEART OF NW8.

ONE ST JOHNS WOOD is unarguably a level above anything built in this location and residents enjoy facilities in the Regent Spa located in the basement such as the stunning 20 meter pool, 2 separate plunge pools, sauna, steam room and state of the art gym.

Other facilities include the Club lounge, private dining rooms, communal roof gardens with views over London, 24 hour concierge as well as a cinema

This two bed two bath apartment is very spacious and comprises a lounge, fitted kitchen with "Miele" appliances, ample built in storage, 2 double bedrooms both with built in wardrobes and the master with an En-suite shower room as well as a natural stone bathroom with bespoke furniture and aqua vision tv.

This 2 bed has its own private balcony which can be accessed from the 2nd bedroom and reception room.

FURNISHED. AVAILABLE FROM 15.07.2025

- ONE ST JOHNS WOOD NW8
- THE MOST SOUGHT AFTER BLOCK IN NW8
- CLUB LOUNGE, ROOF GDNS
- SECURE UNDERGROUND PARKING
- ST JOHNS WOOD ROAD
- GYM, SAUNA, STEAM ROOM
- OVER 830 SQ FEET
- TWO BEDROOMS
- LUX 20 METER POOL
- 2 BATHROOMS & BALCONY



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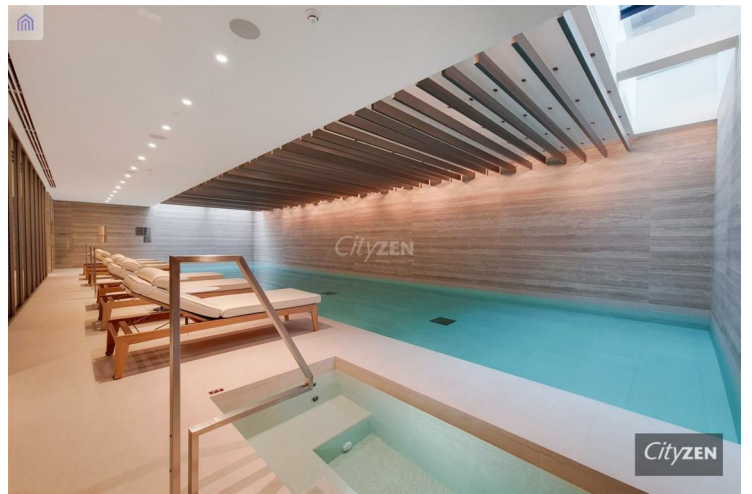
**ENTRANCE LOBBY**



**GYM**



**CINEMA**



**POOL**



**ROOF GARDEN**



**CLUB HOUSE**





**BEDROOM**



**RECEPTION ROOM**



**BEDROOM**



**RECEPTION ROOM**



**EN SUITE SHOWER ROOM**



**RECEPTION ROOM**



**One St Johns Wood, 60 St. Johns Wood Road, London, NW8 7HN**



**KITCHEN**



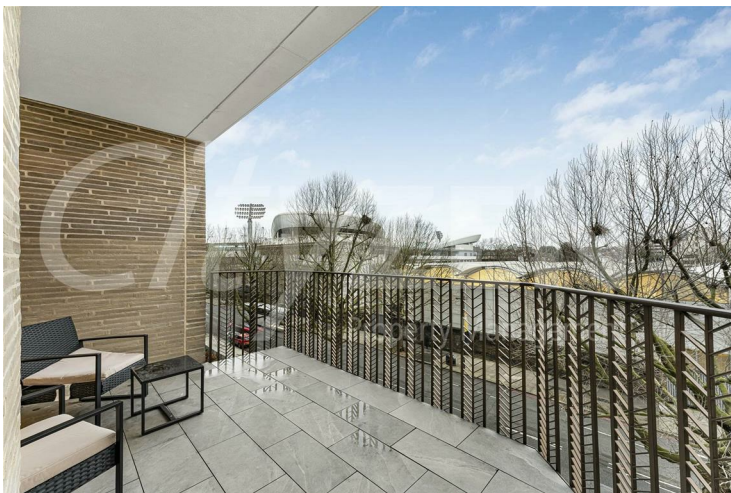
**TERRACE**



**RECEPTION ROOM**



**VIEW**



**TERRACE**



**VIEW**



**One St Johns Wood, 60 St. Johns Wood Road, London, NW8 7HN**



**RECEPTION ROOM**



**BEDROOM**



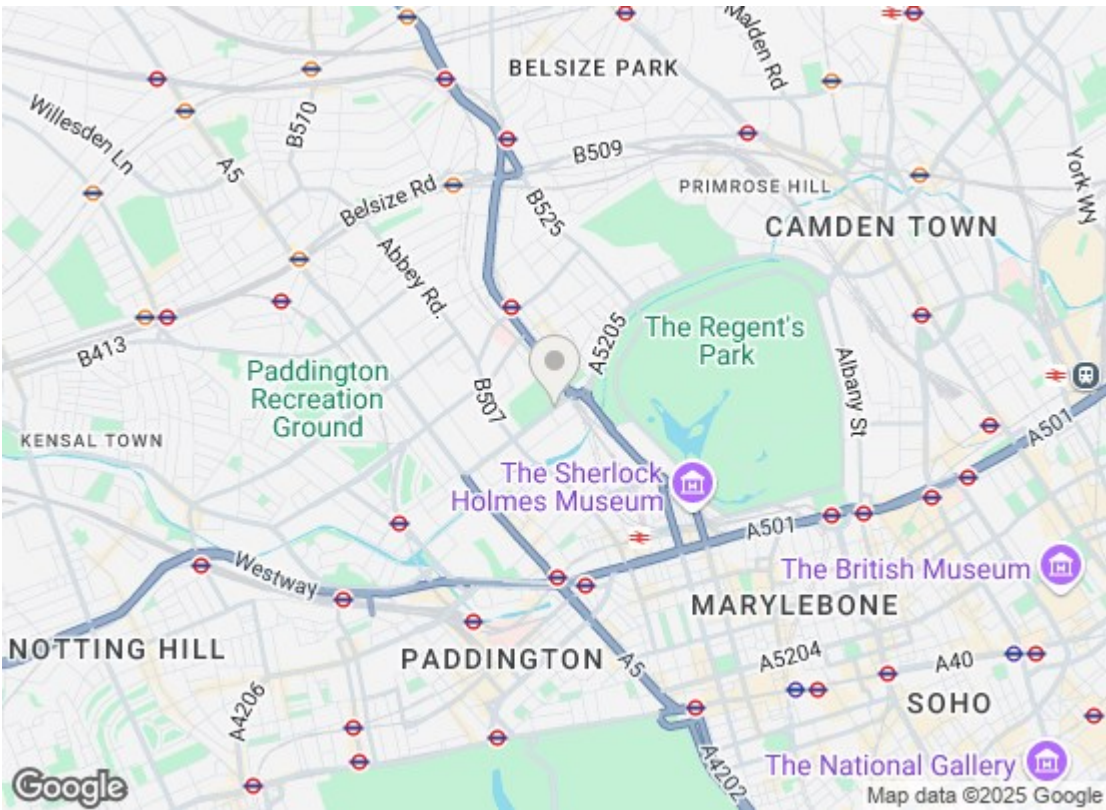
**ONE ST JOHNS WOOD**





**BEDROOM**



**SHOWER ROOM**



| Energy Efficiency Rating   |  |  | Current   | Potential |
|--|--|--|---|-----------|
| Very energy efficient - lower running costs<br>(92 plus) <b>A</b><br>(81-91) <b>B</b><br>(69-80) <b>C</b><br>(55-68) <b>D</b><br>(39-54) <b>E</b><br>(21-38) <b>F</b><br>(1-20) <b>G</b>                     |  |  | 84  | 84        |
| Not energy efficient - higher running costs<br>EU Directive 2002/91/EC   |  |  |  |           |
| Environment Impact (CO <sub>2</sub> ) Rating   |  |  | Current   | Potential |
| Very environmentally friendly - lower CO <sub>2</sub> emissions<br>(92 plus) <b>A</b><br>(81-91) <b>B</b><br>(69-80) <b>C</b><br>(55-68) <b>D</b><br>(39-54) <b>E</b><br>(21-38) <b>F</b><br>(1-20) <b>G</b> |  |  |   |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions<br>EU Directive 2002/91/EC   |  |  |  |           |

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.