



#### ST JOHN'S WOOD TERRACE

St John's Wood NW8



## A STUNNING FOUR BEDROOM FAMILY HOME IN ST JOHN'S WOOD

This elegant home blends modern design with classic charm. The property comprises four bedrooms (three with en suite), a guest cloakroom, a front garden and a landscaped rear garden.



Local Authority: City of Westminster Council Tax band: G Tenure: Freehold

Asking Price: £3,750,000



### ST JOHN'S WOOD TERRACE, ST JOHN'S WOOD NW8

The townhouse features a luminous living space, marked by large windows and ambient lighting, creating an inviting ambience. Other features include a beautiful herringbone wooden floor, period features and a striking floating staircase leading down to the newly constructed basement level.

St John's Wood has a distinctly English village feel, yet enjoys a cosmopolitan population and mix of restaurants and shops on St John's Wood High Street. Local attractions include the Abbey Road Studios, made famous by the Beatles and Lord's Cricket Ground. The American School in Loudoun Road is very popular with many executives relocating to London with their families, and both Regent's Park and Primrose Hill are nearby.















Approximate Gross Internal Area = 194.16 sq m / 2,090 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)



# We would be delighted to tell you more.

Tim Perks +44 20 7871 5065 tim.perks@knightfrank.com Knight Frank St John's Wood 5-7 Wellington Place London NW8 7PB

#### knightfrank.co.uk

Your partners in property

1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements given by Knight Frank in the particulars, by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Knight Frank nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of Knight Frank. 2. Material Information: Please note that the material information is provided to Knight Frank by third parties and is provided here as a guide only. While Knight Frank has taken steps to verify this information, we advise you to confirm the details of any such material information prior to any offer being submitted. If we are informed of changes to this information by the seller or another third party, we will use reasonable endeavours to update this as soon as practical. 3. Photos, Videos etc: The photographs, property videos and virtual viewings etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 4. Regulations or other consent has been obtained. A buyer must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. 5. Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors. 6. VAT: The VAT position relating to the property may change without notice. 7. To find out how we process Personal Data, please refer to our Group Privacy Statement.

Particulars dated May 2025. Photographs and videos dated May 2025. All information is correct at the time of going to print. Knight Frank is the trading name of Knight Frank LLP. Knight Frank LLP is a limited liability partnership registered in England and Wales with registered number OC305934. Our registered office is at 55 Baker Street, London WIU 8AN. We use the term 'partner' to refer to a member of Knight Frank LLP, or an employee or consultant. A list of members names of Knight Frank LLP may be inspected at our registered office. If you do not want us to contact you further about our services then please contact us by either calling 020 3544 0692, email to marketing.help@knightfrank.com or post to our UK Residential Marketing Manager at our registered office (above) providing your name and address.