



# Sheringham

St. John's Wood Park, NW8

Asking Price £2,100,000

Sole Agent. A beautifully presented 3 bedroom, 2 bathroom apartment offering incredible views across the London skyline. The property is located on the 10<sup>th</sup> floor and benefits from an enviable corner position within the building. The apartment further benefits from a large dual aspect reception/dining room, stunning kitchen, 2 balconies and a garage.

Sheringham forms part of the exclusive 'Queensmead' development which is noted for its excellent portorage, high level of security and residents off street parking facilities.

The block is conveniently situated on St John's Wood Park between Swiss Cottage & St John's Wood Underground stations, thereby offering an excellent choice of both transport facilities and shopping amenities. The wide open spaces of Primrose Hill and Regent's Park are both within close proximity.



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- 3 Bedroom, 2 Bathroom 10<sup>th</sup> Floor Apartment
- 149 Year Leasehold
- 1,312 sq. ft.
- Superb Condition
- Porter
- Lifts
- Garage
- Balcony



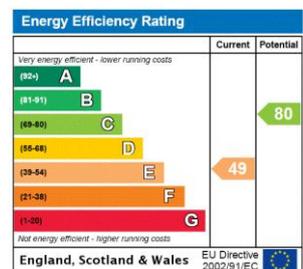
**Tenure:** Leasehold

**Service Charge:** £13,900pa (Plus a sinking fund contribution of £3,682pa).

**Ground Rent:** £0

**Local Authority:** Camden

**Council Tax Band:** G



### *Chestertons St John's Wood Sales*

105 St. John's Wood Terrace

London

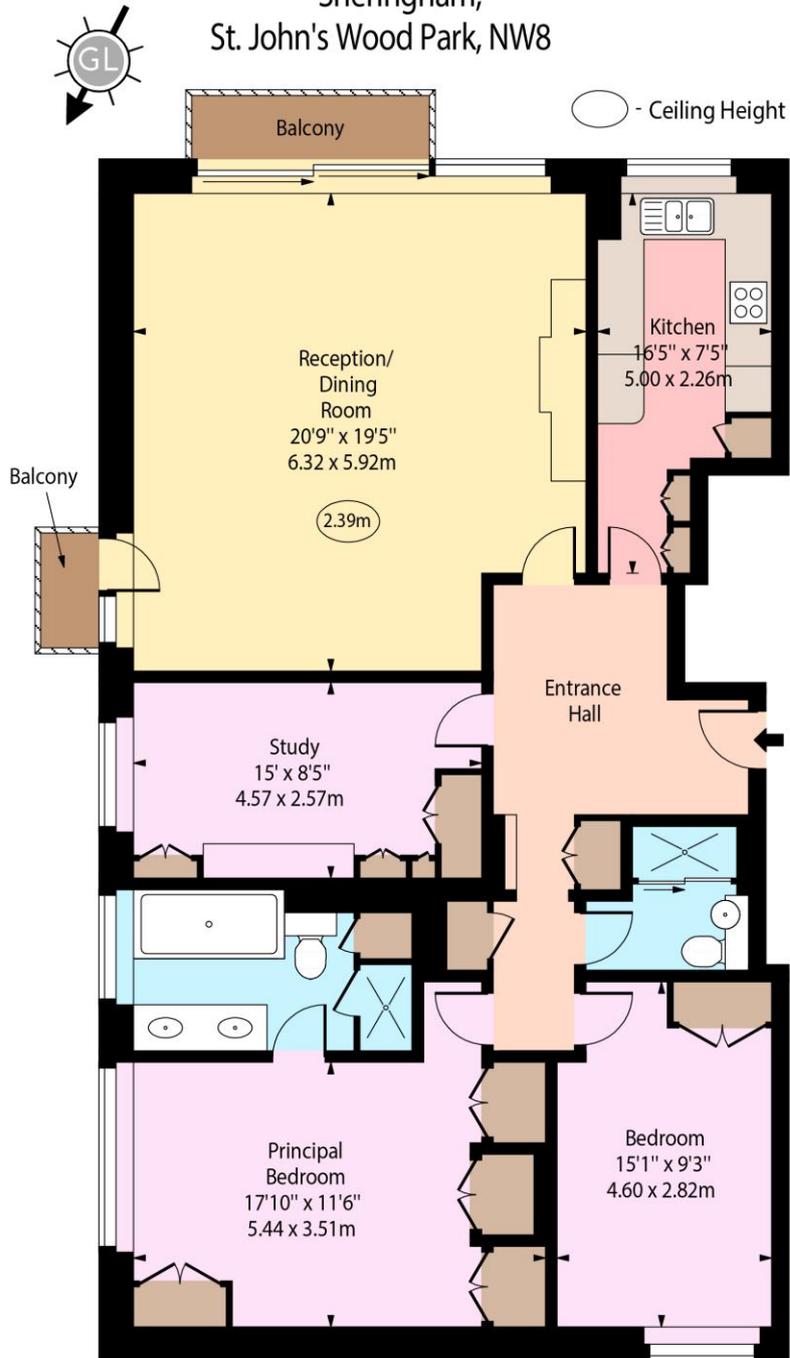
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Sheringham,  
St. John's Wood Park, NW8



Tenth Floor

Approx Gross Internal Area 1312 Sq Ft - 121.89 Sq M

For Illustration Purposes Only - Not To Scale

[www.goldlens.co.uk](http://www.goldlens.co.uk)

Produced for Chestertons

Ref. No. 026660K

