



Church Street

London, NW8

Asking Price £625,000

A very well presented one bedroom garden apartment situated over part of the ground and lower ground floor of a charming period conversion on Church Street.

The apartment offers over 1,000 sq. ft. of accommodation and comprises of an incredibly spacious 40ft open plan kitchen/reception room with bi-folding glass doors which lead to the private garden, bedroom with Juliet balcony, bathroom & utility room with vault storage.

The property further benefits from a studio with cloakroom, located in the garden. Church Street is superbly located for the many shopping and transport facilities in Marylebone and St John's Wood.

CHESTERTONS



Church Street

London, NW8

- One Bedroom Garden Apartment
- Share of Freehold
- 1,068 sq. ft.
- 40ft Open Plan Living Space
- Garden Room



Tenure: Share of Freehold
Service Charge: £900pa
Ground Rent: £0
Local Authority: Westminster
Council Tax Band: E

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		77 C
55-68	D		
39-54	E	48 E	
21-38	F		
1-20	G		

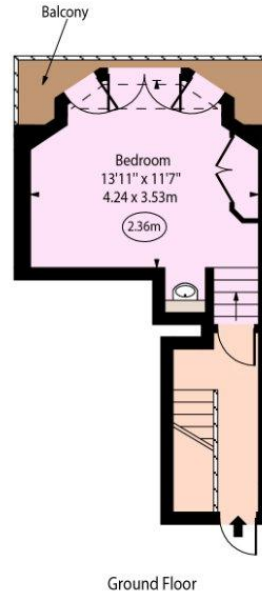
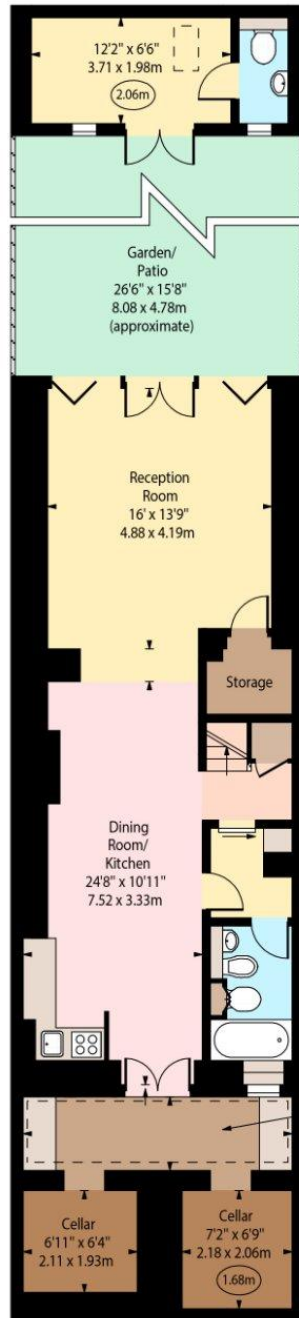
Chestertons St John's Wood Sales

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○ - Ceiling Height



Lower Ground Floor

Approx Gross Internal Area 1068 Sq Ft - 99.22 Sq M

(Including Cellar)

(Excluding Out Building)

Out Building Area 102 Sq Ft - 9.48 Sq M

Every attempt has been made to ensure the accuracy of the floor plan shown. However, all measurements, fixtures, fittings, and data shown are approximate interpretations and for illustrative purposes only. Measured according to the RICS. Not To Scale.

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Produced for Chestertons

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