



Abbey Lodge

Park Road, NW8

£415 per week
(£1,798.33 pcm)

VIDEO VIEWING AVAILABLE Modern & spacious apartment refurbished to an extremely high standard throughout set in an exclusive mansion building with 24hr porter by Regents Park Outer Circle.



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- Modern Apartment in Portered Mansion Block
- Double Bedroom with good storage, Very stylish Bathroom, Reception with wood flooring
- Smart kitchen with Granite Worksurfaces, Guest WC
- Communal Gardens, Parking, Porter, Private Entrance
- Regents Park Outer Circle, Short Walk to St Johns Wood High Street & Underground



This stunning one bedroom apartment has been refurbished to an extremely high standard throughout, and is set in an exclusive mansion building with 24hr porter by Regents Park Outer Circle, a very short walk from St Johns Wood High Street & Underground.

Accommodation is situated on the ground floor and comprises: Double Bedroom with ample storage, Very stylish Bathroom, Reception with wood flooring, fully fitted kitchen including dishwasher, smart guest WC.

The apartment further benefits from its own private entrance, communal gardens, portersage and parking (on a first come first

Tenure: To be advised

Furnished, Part Furnished

Additional tenant charges apply (fees apply to non-AST tenancies only)
Tenancy Agreement Fee: £300
References per Tenant/Guarantor: £60
Inventory check (approx. £100 – £250 inc. VAT)
chestertons.com/property-to-rent/applicable-fees

| Energy Efficiency Rating | | |
|---|-------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs (82-100) | A | |
| (81-91) | B | |
| (80-60) | C | |
| (59-50) | D | |
| (49-44) | E | |
| (21-36) | F | 41 |
| (1-20) | G | 42 |
| Not energy efficient - higher running costs | | |
| England, Scotland & Wales | EU Directive 2002/91/EC | |

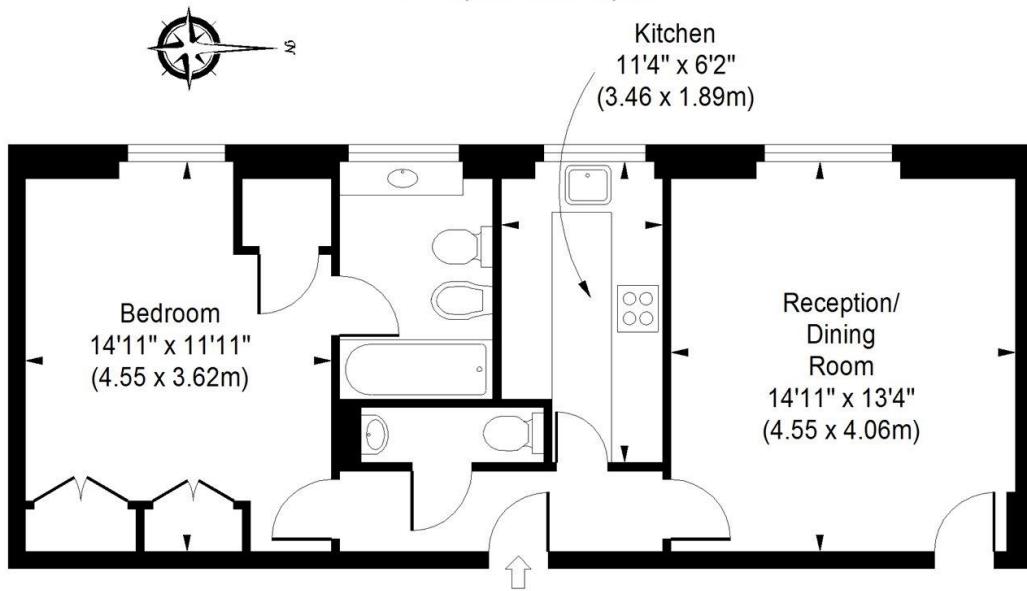
Chestertons St John's Wood Lettings

122 St John's Wood High Street
St John's Wood
London
NW8 7SG
lettings.stjohnswood@chestertons.com
02030408622
chestertons.com

Abbey Lodge

Approximate Gross Internal Area

571 sq ft / 53.05 sq m



Basement Floor

ILLUSTRATION FOR IDENTIFICATION PURPOSES ONLY

ALL MEASUREMENTS ARE MAXIMUM, AND INCLUDE WINDOW BAYS AND WARDROBES WHERE APPLICABLE
THIS PLAN MUST NOT BE REPRODUCED BY ANY OTHER PERSON WITHOUT PERMISSION