



Viceroy Court

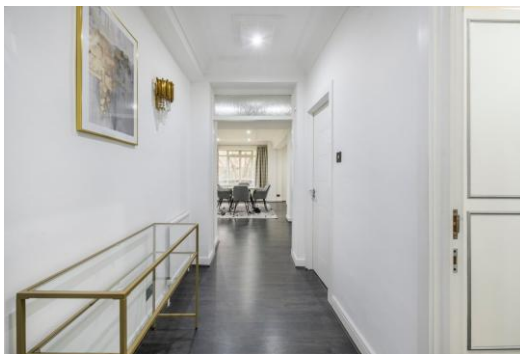
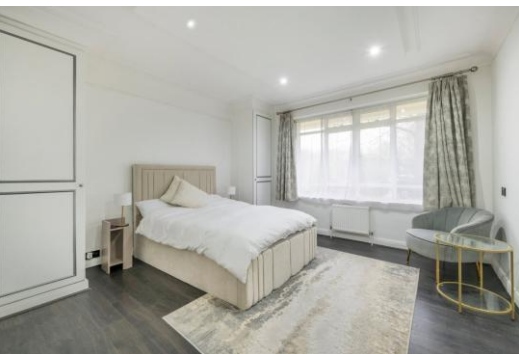
58-74 Prince Albert Road, NW8

Asking Price £1,300,000

Joint Sole Agent. A modern 2-bedroom, 2-bathroom apartment situated in a majestic portered block opposite Regent's Park.

The property comprises; double reception with both dining and living space, fully fitted kitchen, master bedroom with en suite bathroom and dressing area, further double bedroom with en suite shower room and a guest WC.

The property further benefits from a communal roof terrace with incredible views of the London skyline, 24-hour portering and an allocated parking space.



Viceroy Court

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- 2 Bedroom, 2 Bathroom Apartment
- Share of Freehold
- 1,153 sq. ft.
- Secure Parking Space
- Communal Roof Terrace
- Porter
- Opposite Regent's Park



Tenure: Share of Freehold
Service Charge: £13,308pa
Ground Rent: £0
Local Authority: City of Westminster
Council Tax Band: G

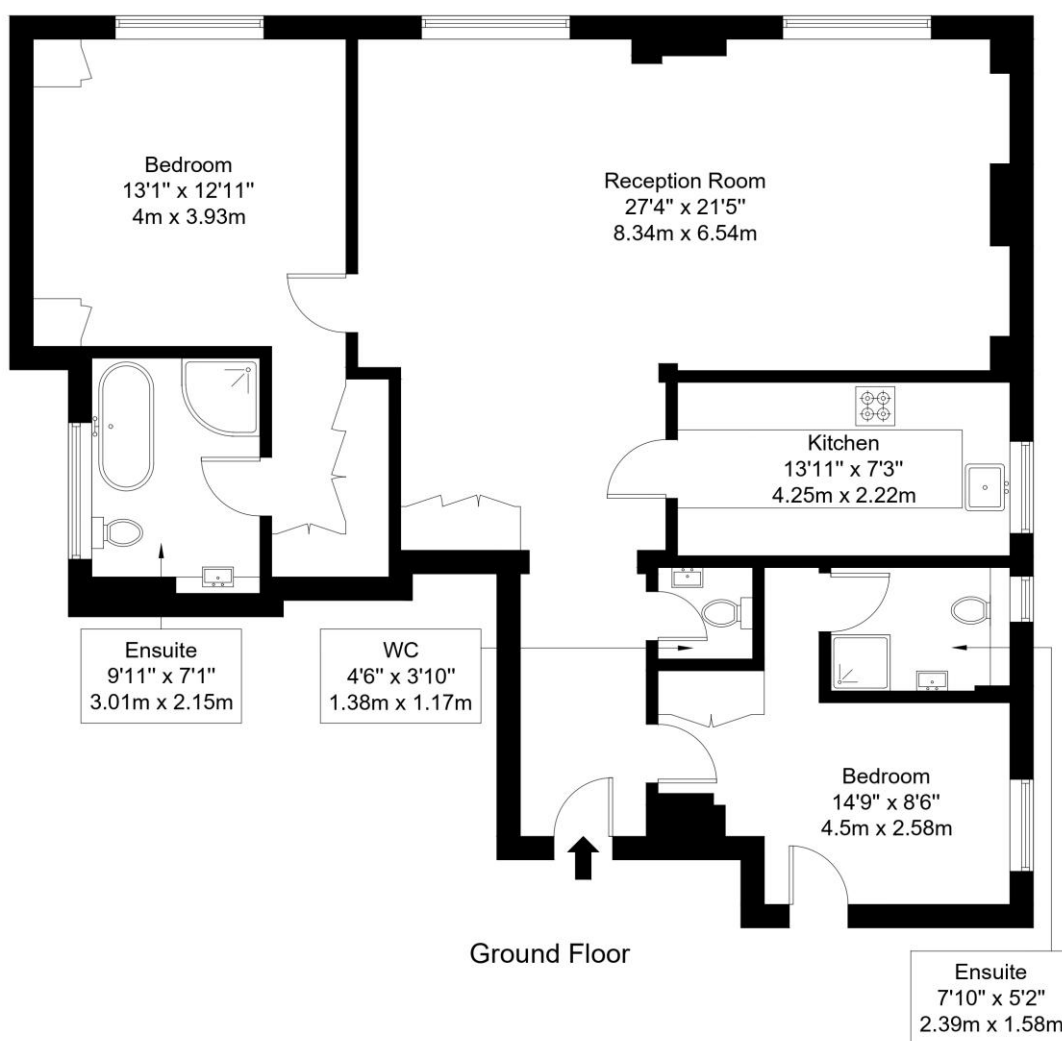
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (94-100)		
B (81-93)		
C (69-80)		
D (55-68)	64	76
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

Chestertons St John's Wood Sales

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Approx Gross Internal Area = 107.1 sq m / 1153 sq ft



Ref :

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**B L E U
P L A N**

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.
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