



COLLECTION PLACE, BOUNDARY ROAD,

St John's Wood NW8





# AN EXCEPTIONAL FOUR BEDROOM HOUSE

A spacious four bedroom, three-bathroom house (3,029 sq ft / 281 sq m) arranged over four floors in this much sought-after development.



Local Authority: London Borough of Camden

Council Tax band: H

Tenure: Leasehold with approximately 979 years remaining

Service charge: Approximately £16,500 per annum. The next review date is June 2026.

Asking Price: £2,600,000





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The property benefits from air conditioning, a double reception, a large eat-in kitchen, a private terrace, a private double garage, and ample storage space. In addition, Collection Place offers daytime porter and CCTV throughout the development. Collection Place is built on the former site of The Saatchi Gallery on Boundary Road, in a discreet, secluded part of St John's Wood.

St John's Wood is a well-established residential area with wonderful shops, restaurants and transport facilities providing easy access to Central London. Local attractions include the Abbey Road Studios, made famous by the Beatles and Lord's Cricket Ground. The American School on Loudoun Road is very popular with many executives relocating to London with their families. It is close to the open spaces of Regent's Park and Primrose Hill.















(Including Garage 431 sq ft / 40.4 sq m)  
Approximate Gross Internal Area = 3,029 sq m / 281.4 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.

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