

BOYDELL COURT, ST. JOHNS WOOD PARK, LONDON NW8 6NL



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A three bedroom, three bathroom fourth floor apartment in this exclusive gated development situated on the Swiss Cottage and St John's Wood borders.

The flat is recently refurbished and features wood flooring, air conditioning and is inclusive of heating and hot water. Boydell Court is set in communal gardens. Benefits include 24 hour concierge and off street parking, as well as on site property management. Swiss Cottage tube (Jubilee Line) is approximately 0.2 miles whilst the American School and St John's Wood High Street approximately half a mile away.

- 3 DOUBLE BEDROOMS • SEPARATE RECEPTION • FULLY FITTED KITCHEN • OFF STREET PARKING • AIR CONDITIONING • 24 HOUR CONCIERGE • COMMUNAL GARDENS

EPC Rating: C Council Tax Band: F

£1,500 PER WEEK

FURNISHED/UNFURNISHED

TENANTS FEES: As well as paying the rent, tenants may also be required to make the following permitted payments:

Holding Deposit (maximum of 1 week's rent)

Security Deposit equivalent to 5 or 6 weeks' rent (AST tenancies)

Utilities, Communications services charges including TV licence, and Council Tax

Please contact us for information regarding any further Tenants permitted payments under the Tenant Fees Act 2019

Misrepresentation Act 1967. This brochure and the descriptions and measurements herein do not constitute representation and whilst every effort has been made to ensure accuracy, this cannot be guaranteed.

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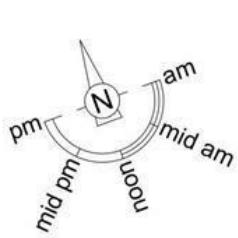












This plan is for layout guidance only and is not drawn to scale unless stated. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are approximate. For precise measurements, please consult a qualified architect or surveyor before making any decisions based on this plan.



**Certified
Property
Measurer**