

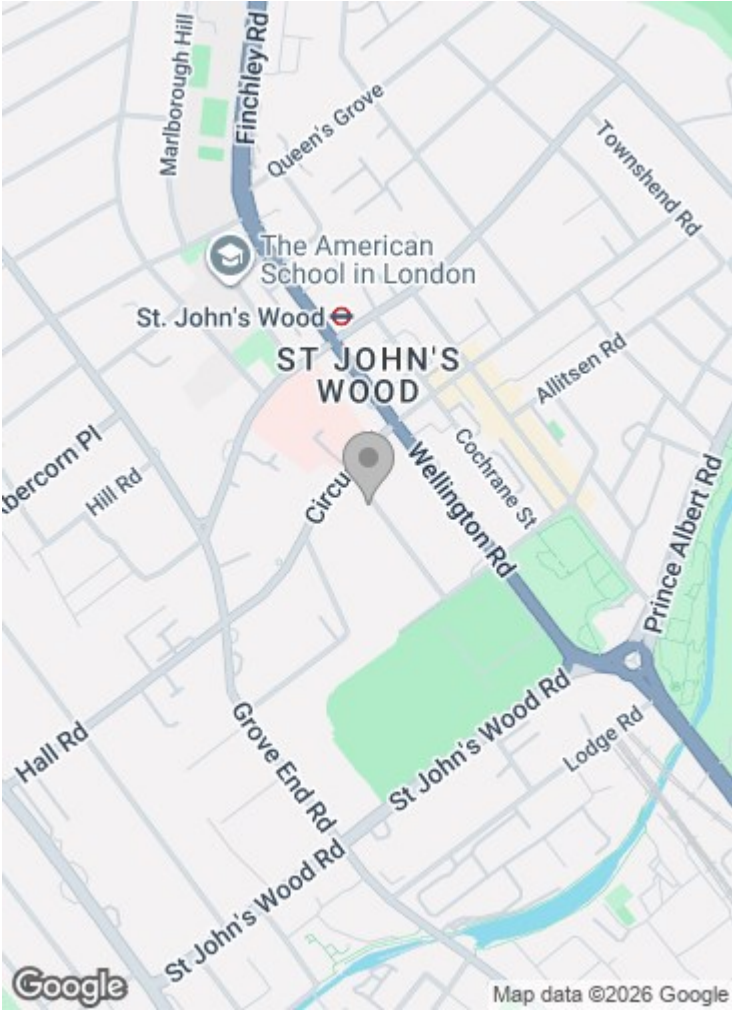


**Cavendish Avenue
St John's Wood NW8 9JD**

£8,250 per week

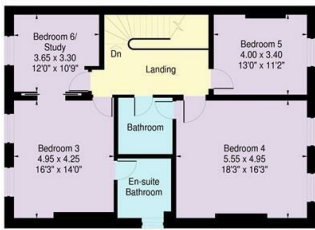
We are delighted to have available for rent this superb Grade 2 listed family home set behind a gated driveway with parking for seven plus cars, featuring a south west facing garden with a swimming pool. The house provides approx. 5230 sq ft / 486 sq m of bright and well proportioned accommodation arranged over four floors and also includes a separate studio / guest/staff accommodation with its own private entrance. (170 sq ft / 16 sq m).

Cavendish Avenue is widely regarded as one of the finest streets in St John's Wood and is located within a few hundred yards of both St John's Wood High Street and St John's Wood Underground Station (Jubilee Line).

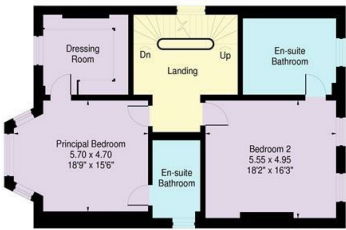


Cavendish Avenue, London NW8

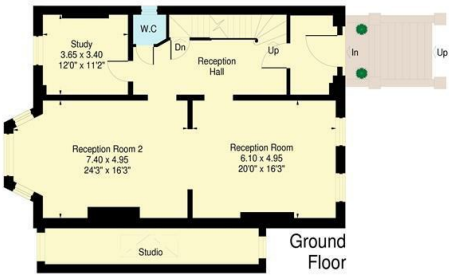
Approximate Gross Internal Area:
498 sq.m. / 5200 sq.ft. (including plant room)
Excluding 'studio' - 16 sq.m. / 170 sq.ft.



Second Floor



First Floor



Ground Floor



Garden Level

Not to scale

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Energy Efficiency Rating				Environmental Impact (CO ₂) Rating			
Energy Efficiency Rating	Current	Potential	Band	Environmental Impact (CO ₂) Rating	Current	Potential	Band
4	4	5	D	4	4	5	D
3	3	4	C	3	3	4	C
2	2	3	B	2	2	3	B
1	1	2	A	1	1	2	A
0	0	1	A	0	0	1	A