

Abbey Road

St John's Wood, NW8



**STRUTT
& PARKER**

BNP PARIBAS GROUP

Grade II listed three bedroom family home with extensive garden and off street parking for two cars.

A period semi-detached Grade II listed home with landscaped gardens and off-street parking for two cars. Abbey Road is located within close proximity to the American School in London (ASL) and within easy reach of St John's Wood.



4 RECEPTION ROOMS



3 BEDROOMS



3 BATHROOMS



FREEHOLD



2,402 SQ FT



**GUIDE PRICE
£4,350,000**



The property

A substantial three-bedroom semi-detached family home (223.2 sq m/2,402 sq ft) presented in excellent condition throughout. This Grade II listed home provides spacious entertaining areas including an open plan kitchen, breakfast and living room opening directly onto the landscaped gardens and the added benefit of off-street parking for two cars.

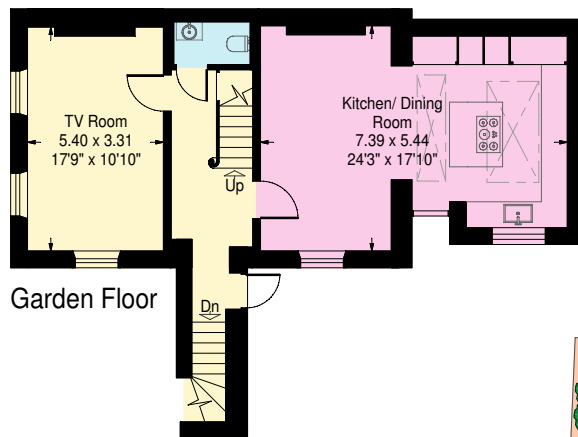
Location

Abbey Road is enviably located within close proximity to the American School in London (ASL) and within easy reach of St John's Wood fashionable shops, restaurants and nearby transport links including St John's Wood Underground station (Jubilee Line) and Maida Vale Underground station (Bakerloo Line).

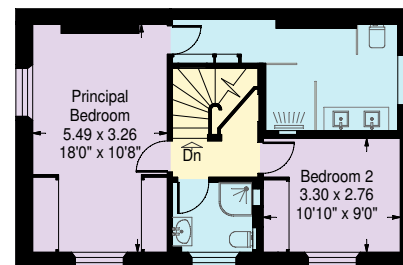




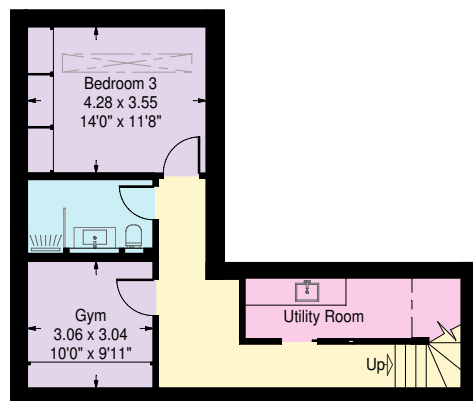




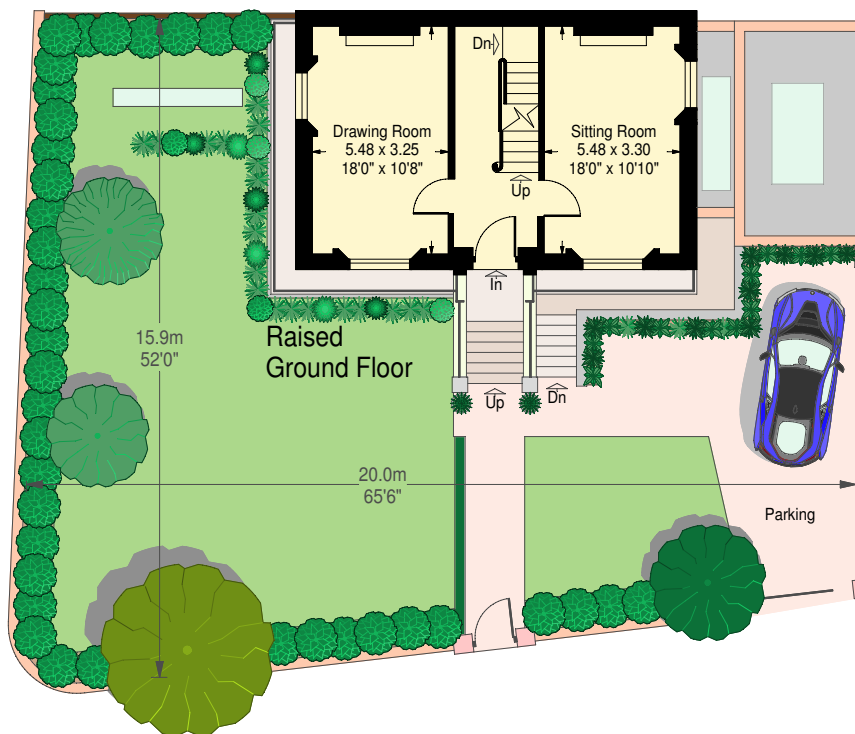
Garden Floor



First Floor



Lower Floor



Raised Ground Floor

www.ProplanUK.co.uk

This plan is for guidance only and must not be relied upon as a statement of fact.

Floorplans

Gross internal area 2,402 sq ft (223.2 sq m)

For identification purposes only.

General

Tenure: Freehold

Local Authority: Westminster

Council Tax: Band H

EPC Rating: TBC

Parking: Off street

Mobile coverage and broadband: Information can be found here: <https://checker.ofcom.org.uk/en-gb/mobile-coverage>

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