

Avenue Lodge,
London, NW8



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This immaculately presented two-bedroom apartment (1,140sq ft/105.9sq mts) is situated on the third floor of this well-regarded mansion block on Avenue Road on the East side of St John's Wood.

Accommodation comprises a spacious open plan reception/dining room and kitchen area featuring a large bay window, a principal bedroom with en-suite bathroom, a second bedroom and bathroom. Further benefits include high ceilings & wooden flooring throughout, underfloor heating in the bath/shower rooms, off-street parking on a first-come, first-served basis, a designated storeroom, a communal garden and two caretakers (Mon-Sat).



Location

Avenue Lodge is located within walking distance of the shops and amenities of St John's Wood High Street (0.8 miles), Swiss Cottage (0.2 miles), Primrose Hill (1 mile) and Regent's Park (0.6 miles). The closest underground stations are Swiss Cottage (0.2 miles) and St John's Wood (0.8 miles), both on the Jubilee Line which offers easy access to the City, West End and Canary Wharf. Camden Council.

Postcode region: NW8

General

Tenure: Share of freehold
Local Authority: Camden
Council Tax: Band G
EPC Rating: E
Service Charge: £2,600 per quarter
Ground Rent: Peppercorn
Parking: Off street parking
Mobile coverage and broadband: Information can be found here: <https://checker.ofcom.org.uk/en-gb/mobile-coverage>

1,140 sq ft (105.9 sq m)

Lift

Air conditioning

Off street parking

Communal gardens

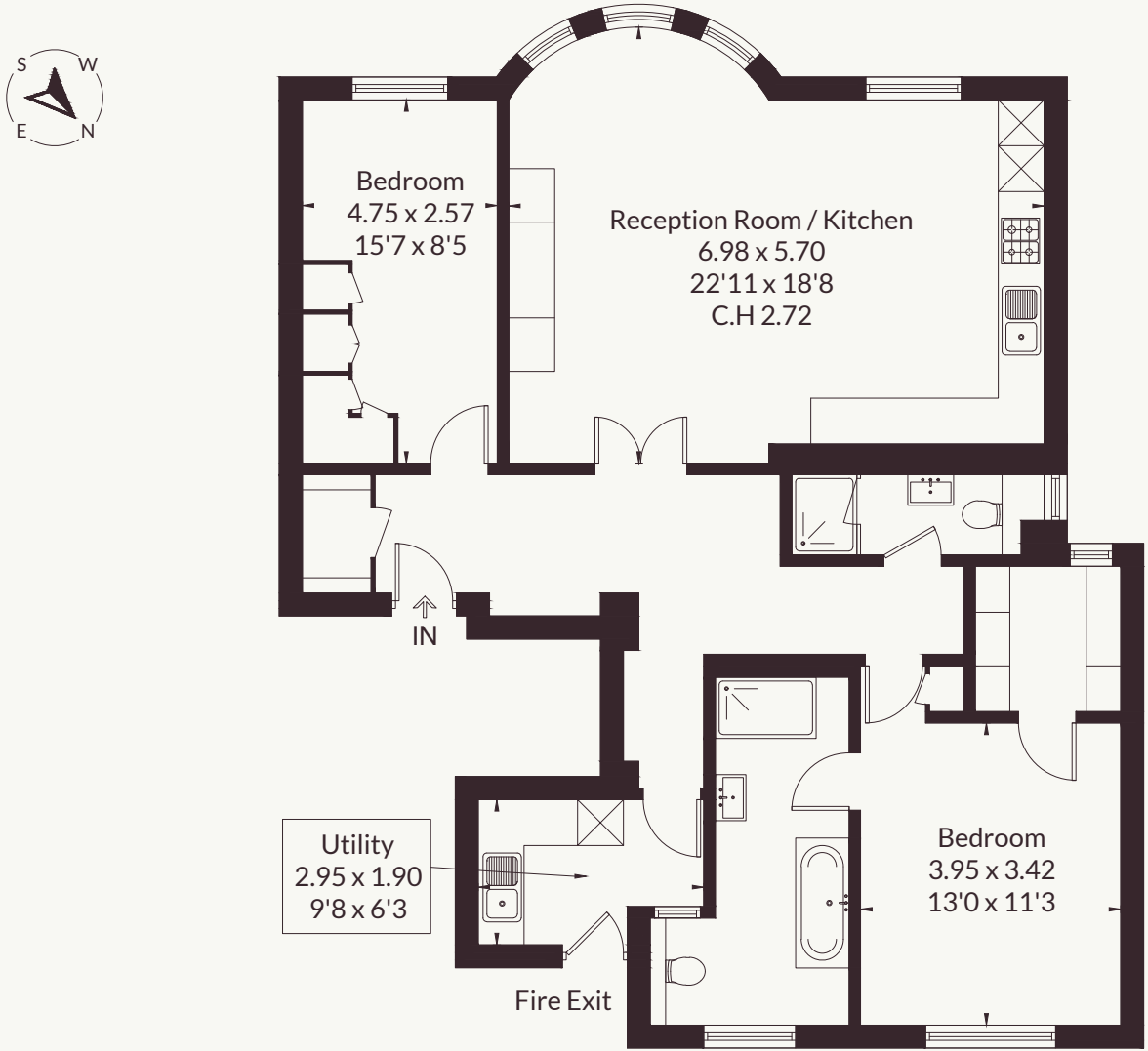
Caretaker

Share of freehold

Guide price £1,395,000



Approximate Floor Area = 105.9 sq m / 1140 sq ft



Third Floor

Strutt & Parker Private Client

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