

Ordnance Hill,
St John's Wood, London



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A period five-bedroom, mid-terrace townhouse with a private garden, just moments from St John’s Wood High Street.

This charming townhouse dates from the mid-19th century and is set within the St John’s Wood Conservation Area, known for its leafy streets, Victorian terraces and Classical architecture. The house has a smart Classical façade with stucco detailing and expansive sash windows, while the interiors feature stylish, contemporary finishes. Arranged over four levels, a ground floor hallway leads to a generous reception room, a light-filled space with two versatile zones for everyday living. A study provides a useful homeworking space. The lower ground floor centres on a sleek kitchen/breakfast room with excellent storage, a Britannia range cooker, mirrored splashback and flush-mounted ceiling extractor. The dining area features built-in banquet seating, and steps descend to a bright family room with glazed doors opening onto the terrace. A cloakroom, utility room and en suite bedroom complete the lower ground floor.

The first floor provides the principal bedroom suite with generous, fitted wardrobes and an en suite bathroom, plus a further bedroom served by a contemporary shower room. Two further bedrooms occupy the second floor, including a double with fitted wardrobes.

The house is set behind a smart front garden, where mixed perennial planting adds colour and interest. Railings separate the lower ground floor access, while steps lead up to the front door. The split-level rear garden has a terrace at lower ground floor level, providing a pleasant setting for al fresco dining and entertaining.



Enclosed by characterful yellow stock brick walls and terracing, steps rise through the garden to a low-maintenance area of artificial lawn, bordered by mature shrubs and an established tree that provides a natural focal point. The landscaping over various levels gives the garden a sense of character and privacy, while a small shed provides useful storage.

Location

Ordnance Hill is within the St John’s Wood Conservation Area and just 0.2 miles from the High Street, with a wide choice of international restaurants, cafés, traditional pubs and independent stores close by. St John’s Wood Underground Station is also approximately 0.2 miles away, providing Jubilee Line connections to Bond Street, Green Park, Westminster, London Bridge and Canary Wharf, with the West End and City readily accessible. Regent’s Park is approximately 0.3 miles away, with extensive green space for walking, running and cycling, while the Regent’s Canal towpath and network of park paths are also close by.

Postcode region: NW8

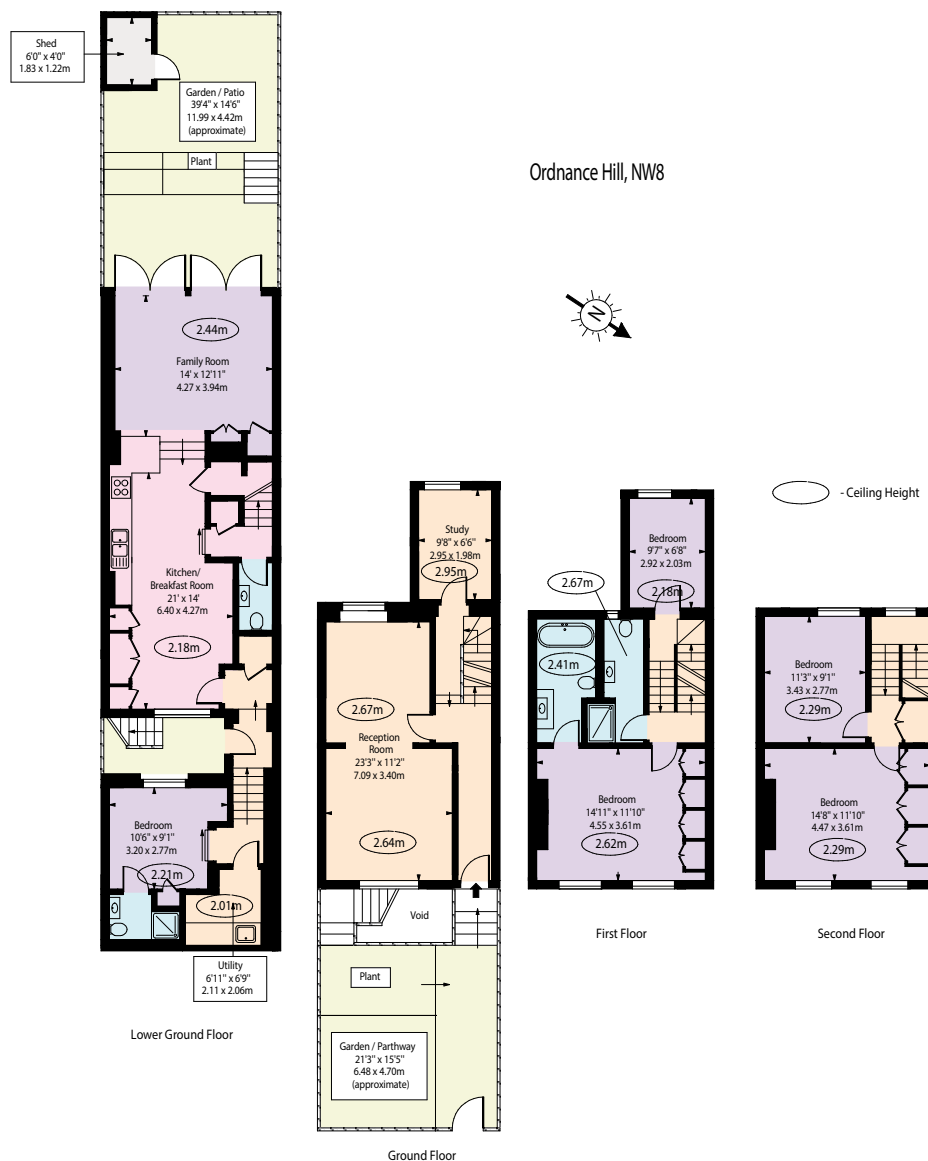
General

Local Authority: City of Westminster
Services: Mains electricity, drainage and water. Gas central heating.
Council Tax: Band G
EPC Rating: C
Parking: Residents Parking
Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/>

1,924 sq ft (178.74 sq m)
Five bedrooms
Three bathrooms
Three reception rooms
Residents parking
Garden patio
Freehold | Residential

Guide price £3,395,000





Approx Gross Internal Area 1924 Sq Ft - 178.74 Sq M
(Excluding Shed)

For Illustration Purposes Only - Not To Scale Floor Plan by www.nogaphotostudio.com Ref: No.46081

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Strutt & Parker St John's Wood

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