



William Court, Hall Road, St John's Wood NW8



# William Court, Hall Road, St John's Wood NW8

A beautifully presented three bedroom penthouse in a popular portered block in the heart of St John's Wood. The property benefits from well-planned accommodation with an open plan kitchen/reception room, a lovely patio accessed from the principal bedroom and dual aspect views of the London skyline.

The property is close to Little Venice and St John's Wood, including the boutiques and cafes of Clifton Gardens and St John's Wood High Street. The closest underground stations are Warwick Avenue Underground Station (Bakerloo Line) and St John's Wood Underground Station (Jubilee Line).



**Asking price:** £1,750,000

**Tenure:** Leasehold: approximately 100 years remaining

**Service charge:** Approximately £11,000 per annum, reviewed annually, next review date unknown. You should ensure that you or your advisors make your own inquiries

**Ground rent:** £37.50 per annum

**Local authority:** City of Westminster

**Council tax band:** G





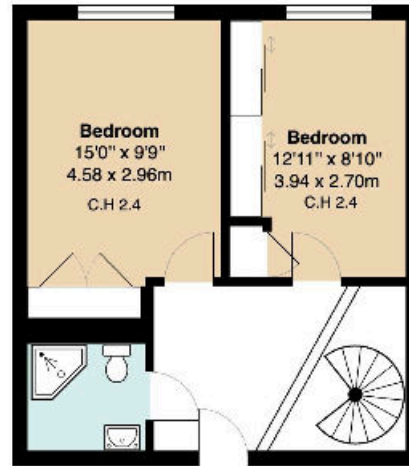
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Total Gross Area: 1026 ft<sup>2</sup> ... 95.3 m<sup>2</sup>

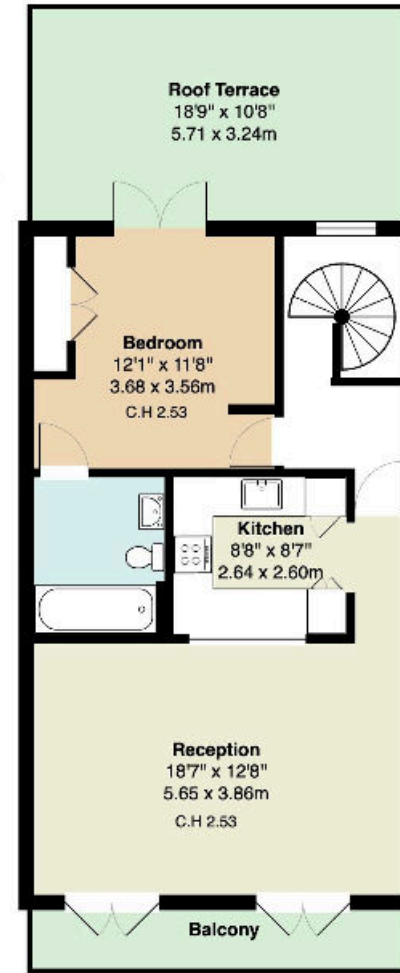
C.H : Ceiling Height

All measurements are approximate and for identification guideline purposes only, not to scale.  
Compliant with the RICS code of measuring practice

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



4th Floor



5th floor



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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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