



## WALTHAM HOUSE, ST JOHN'S WOOD, LONDON, NW8 £399,950 LEASEHOLD

A spacious one-bedroom apartment located on the first-floor of this low-rise development, overlooking communal gardens. The property is fully double glazed and benefits from good natural light throughout. In addition, this property benefits from a newly extended lease and first time buyer SDLT relief, subject to criteria. The development is located just off Abbey Road, and is less than half a mile away from Swiss Cottage Tube Station (Jubilee Line) and South Hampstead Overground Station.

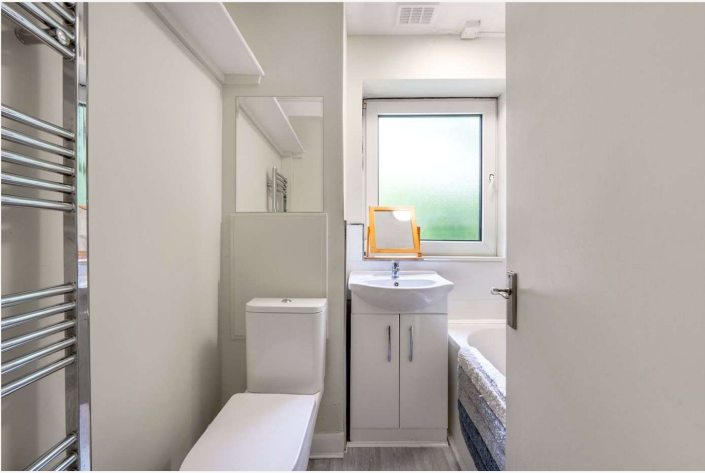
One Bedroom | Bathroom | Separate Kitchen | Reception Room | Communal Gardens

**Winkworth**

for every step...

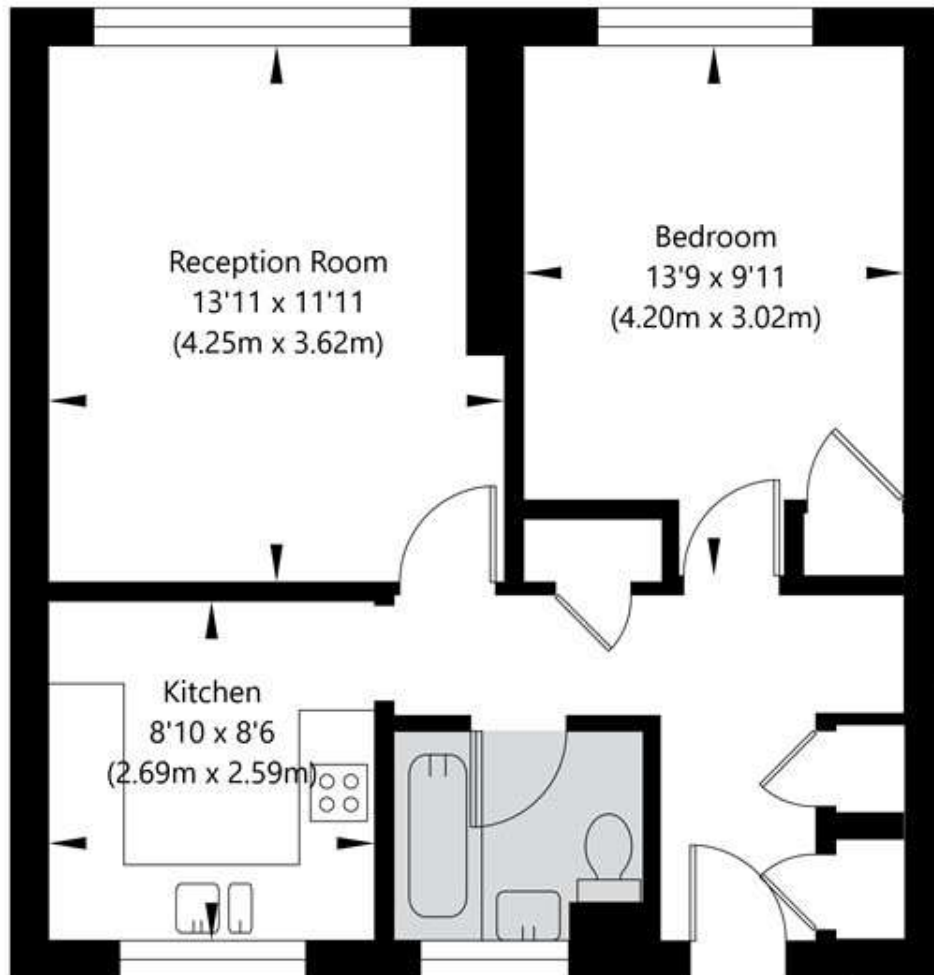
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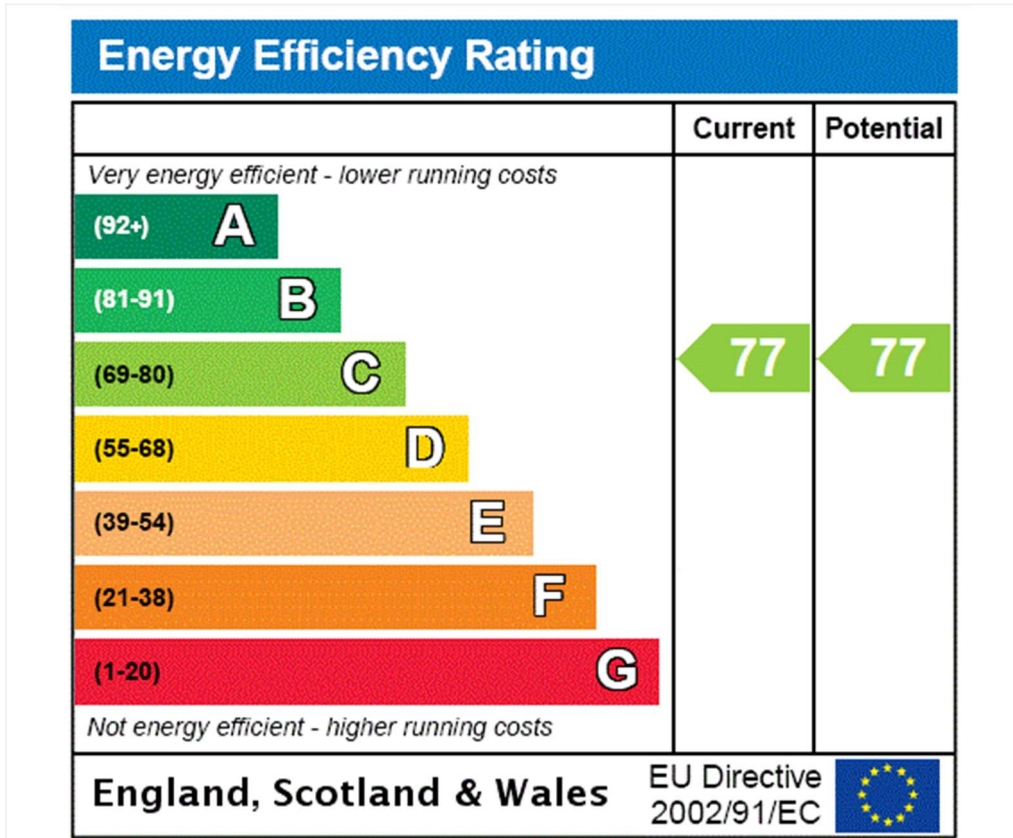
Waltham House, Boundary Road, NW8 0JD

First Floor  
GROSS INTERNAL FLOOR AREA  
APPROX. 48.15 SQ M / 518 SQ FT



APPROXIMATE GROSS INTERNAL FLOOR AREA 48.15 SQ M / 518 SQ FT  
THIS FLOOR PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND  
SHOULD BE USED FOR THIS PURPOSE BY PROSPECTIVE APPLICANTS AS ITS NOT TO SCALE.

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**Tenure:** Leasehold

**Term:** Expires - 10/11/2201

**Service Charge:** £1473.48 per annum

**Ground Rent:** £0 Annually (subject to increase)

**Council Tax Band:** C

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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St John's Wood | 103-104 St. Johns Wood Terrace, London, NW8 6PL | 020 7586 7001 |



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