



## NORTH GATE, ST JOHN'S WOOD, LONDON, NW8 £2,950,000 LEASEHOLD

A wonderful three double bedroom, second floor apartment with three shower rooms and a separate kitchen / breakfast room, set in one of St Johns Wood's finest portered buildings, with south-facing views towards Regent's Park. North Gate is positioned at the southerly end of St John's Wood High Street where it meets Prince Albert Road, this gated development also benefits from residents' parking on a first-come, first-served basis. There is an abundance of local attractions such as Lord's Cricket Ground, Regent's Park and not to mention a rich selection of restaurants and boutique shopping facilities within the immediate area.

Three Bedrooms | Three Shower Rooms | Reception Room | Study Area | Kitchen | 24hr Portage  
| Off Street Parking | Communal Garden | Passenger Lift | Leasehold

View our virtual tour here: [https://youtu.be/qdm0xuSR\\_YY](https://youtu.be/qdm0xuSR_YY)

**Winkworth**

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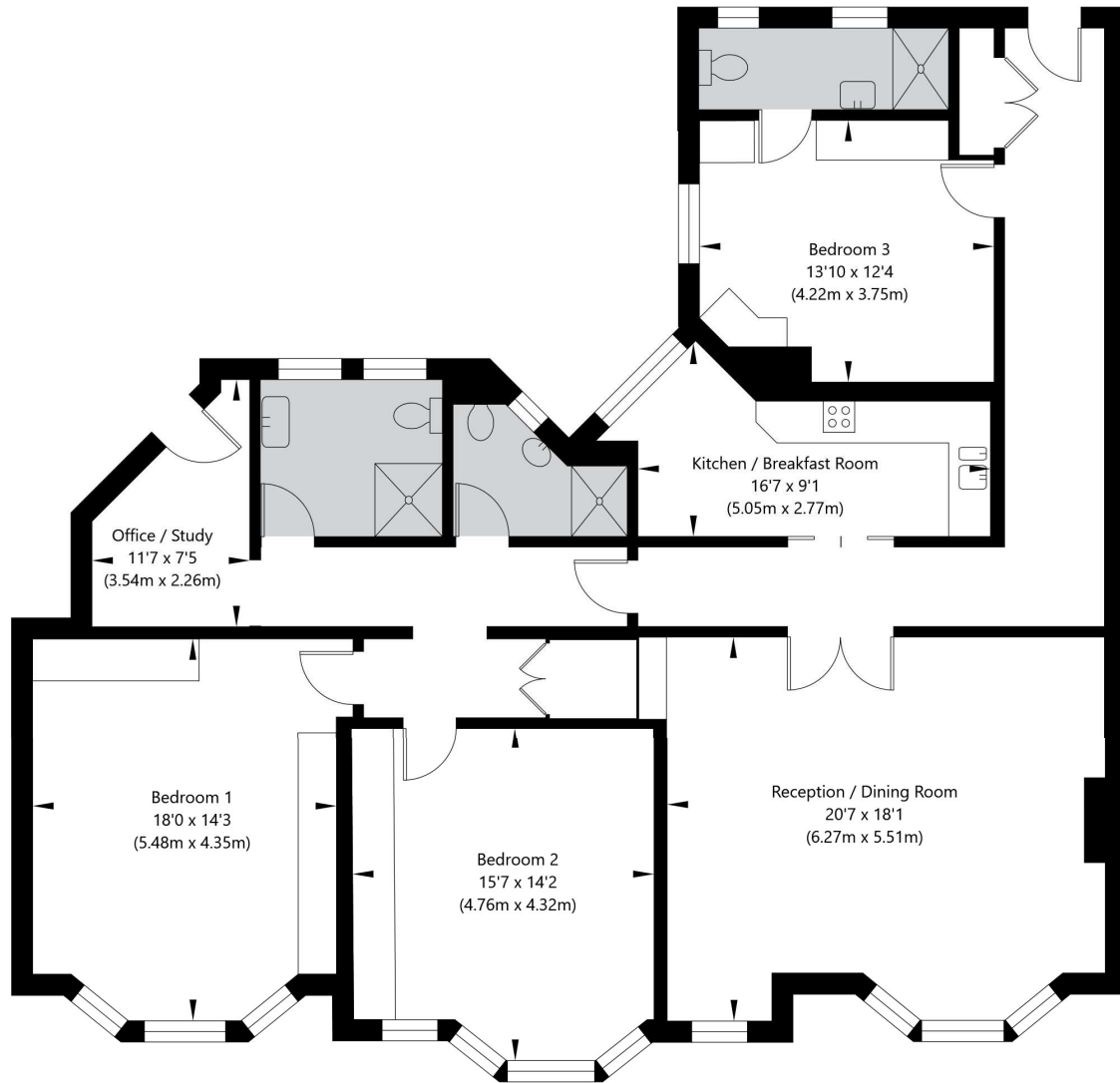
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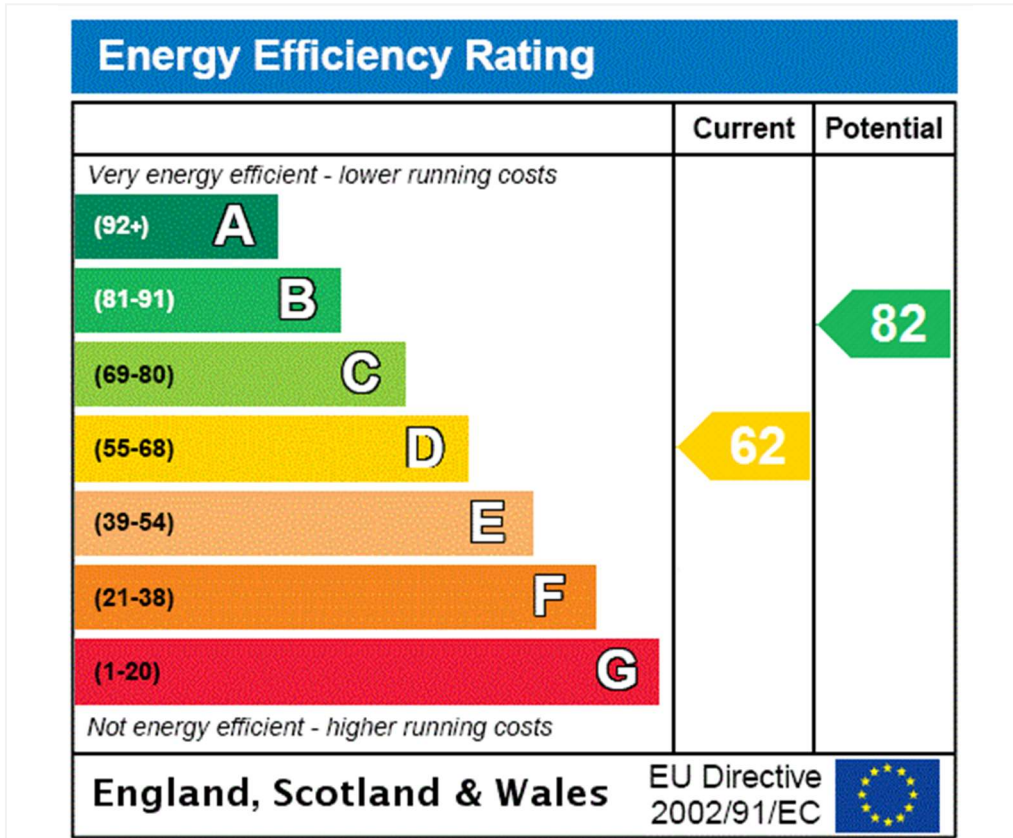
# North Gate, London NW8 7RE

Second Floor  
GROSS INTERNAL FLOOR AREA  
APPROX. 172.00 SQ M / 1851 SQ FT



APPROXIMATE GROSS INTERNAL FLOOR AREA 172.00 SQ M / 1851 SQ FT  
THIS FLOOR PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND  
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**Tenure:** Leasehold

**Term:** Expires - 01/01/2158

**Service Charge:** £18,246.94 per annum

**Ground Rent:** £1 Annually (subject to increase)

**Council Tax Band:** H

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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