



A Beautifully Refurbished Top-Floor Apartment in Grove End Gardens, St John's Wood

Positioned on the sixth floor of a charming portered block, this newly refurbished three-bedroom apartment offers a stylish and spacious layout, with all principal rooms enjoying a bright southerly aspect. Immaculately presented and bathed in natural light, the property blends classic charm with modern comforts.

Residents benefit from communal heating and hot water, access to beautifully maintained communal gardens, and the security of a 24-hour concierge. The building is currently undergoing a phased programme of external repairs and individual flat refurbishments, ensuring continued upkeep of this highly desirable development.

Key Features:

Bright and airy top-floor apartment with lift access

Three well-proportioned bedrooms

Stylish, contemporary interiors

Communal heating and hot water included

Landscaped shared gardens

Secure, portered 1930s building

Excellent access to St John's Wood Underground Station (Jubilee Line)

Only 0.4 miles from St John's Wood High Street and its boutique shops and cafés

Grove End Road

NW8 9LX

£1,195 Per Week

Subject to Contract

102-104 Allitsen Road, London NW8 7AY

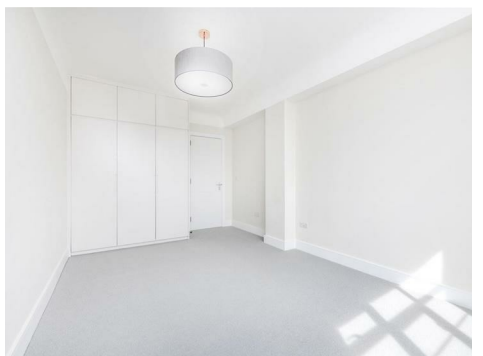
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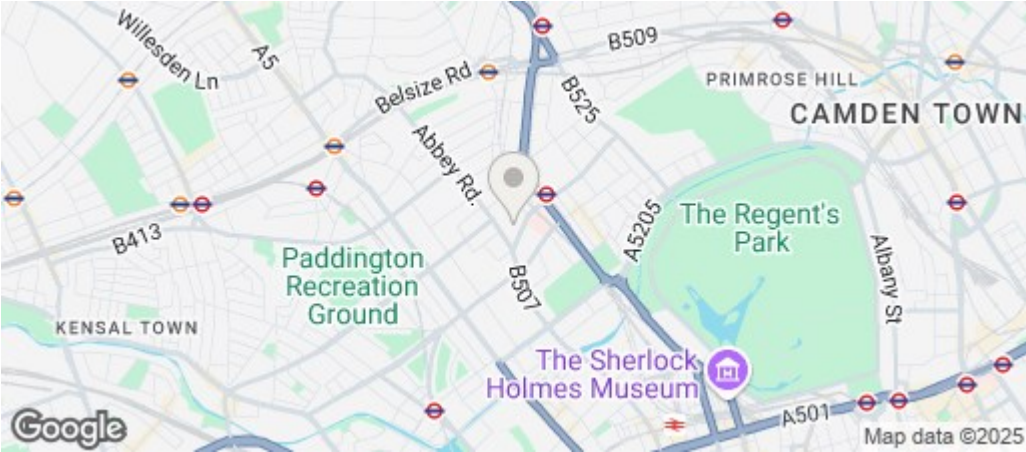
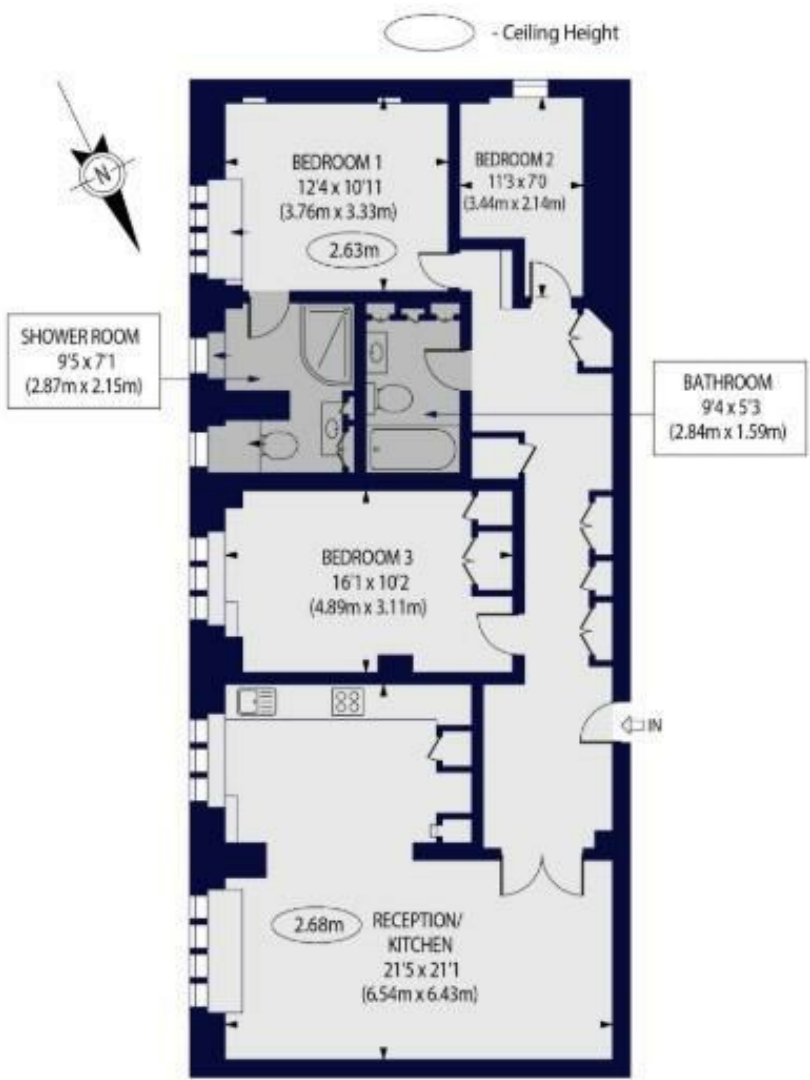
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GROVE END GARDENS,  
GROVE END ROAD, NW8

Approx. Gross Internal Floor Area 1185 sq ft. / 110.17 sq.m



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
	45	
England & Wales		EU Directive 2002/91/EC