ASTON CHASE

67-71 Park Road
Regent's Park
London, NW1 6XU
020 7724 4724
enquiries@astonchase.com

astonchase.com



CARLTON HILL

St John's Wood
London
NW8

Asking Price
£4,250,000

Sole Agent

A well-presented four-bedroom period family home offering (2,827 sq ft / 262.63 sq m) of versatile living space. The property combines classic architectural features with modern updates, providing excellent family accommodation throughout.

A standout feature is the additional room created beneath the front driveway, with a ceiling height of 2.9m. Currently used as a gym and cinema, this space offers flexibility and could serve as a fifth bedroom, home office, or studio.

ASTON CHASE

67-71 Park Road
Regent's Park
London, NW1 6XU
020 7724 4724
enquiries@astonchase.com

astonchase.com

CARLTON HILL

St John's Wood
London
NW8

Asking Price
£4,250,000
Subject To Contract

Sole Agent

Freehold

The house also benefits from a south-facing rear garden and off-street parking for two cars.

Located on Carlton Hill, one of St John's Wood's most desirable residential streets, the property is ideally positioned within walking distance of St John's Wood High Street, offering a range of boutique shops, cafés, and restaurants. St John's Wood Underground Station (Jubilee Line) is nearby, providing direct access to the West End and Canary Wharf. The world-famous Abbey Road Studios is also just moments away, adding to the area's unique character and cultural appeal.



ASTON CHASE

67-71 Park Road
Regent's Park
London, NW1 6XU
020 7724 4724
enquiries@astonchase.com

astonchase.com

ACCOMMODATION

- Principal Bedroom with dressing room and en suite bathroom
- 3 further bedrooms family bathroom
- Drawing room
- Dining room
- Family room
- Garden room
- Gym/cinema room
- Study
- Kitchen/breakfast room
- Guest cloakroom



AMENITIES

- South facing garden
- Terrace
- Balcony
- Off street parking for 2 cars

COUNCIL TAX: H

EPC RATING: D



ASTON CHASE

67-71 Park Road
Regent's Park
London, NW1 6XU
020 7724 4724
enquiries@astonchase.com

astonchase.com









ASTON CHASE

67-71 Park Road
Regent's Park
London, NW1 6XU
020 7724 4724
enquiries@astonchase.com

astonchase.com



ASTON CHASE

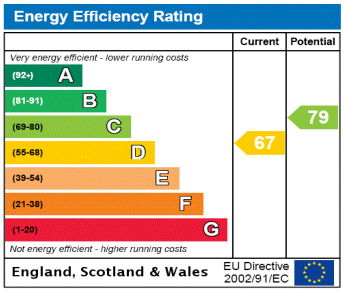
Carlton Hill, St Johns Wood, NW8
Approximate gross internal area
2827 sq ft / 262.63 sq m



Second Floor

Lower Ground Floor | Garden Floor | Raised Ground Floor | First Floor

The floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced, it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.
Copyright of FeaturePRO.



67-71 Park Road
Regent's Park
London, NW1 6XU
020 7724 4724
enquiries@astonchase.com

astonchase.com

Important Notice
These particulars have been prepared in all good faith to give a fair overall view of the property and must not be relied upon as statements or representations of fact. Purchasers must satisfy themselves by inspection or otherwise regarding the items mentioned below and as to the content of these particulars. If any points are particularly relevant to your interest in the property ask for further information.