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69-71 PARK ROAD
LONDON NW1 6XU
020 7724 4724



**HAMILTON TERRACE
ST JOHN'S WOOD
LONDON, NW8**

**£425 PER WEEK
SUBJECT TO CONTRACT**

MULTIPLE AGENT

Positioned on one of this area's premier tree lined avenues is this bright one bedroom top floor apartment situated in this charming period conversion. The apartment benefits from a modern fully fitted separate kitchen, a spacious reception room and one double bedroom.

Hamilton Terrace is conveniently positioned for all the local amenities of St Johns Wood (Jubilee Line Tube) and Maida Vale (Bakerloo line)

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ACCOMMODATION

- 1 Bedrooms
- 1 Bathroom
- Fully Fitted Kitchen
- Open Plan Reception/Dining Room

AMENITIES

Resident Parking

COUNCIL TAX	Westminster (Band E)
EPC RATING:	E

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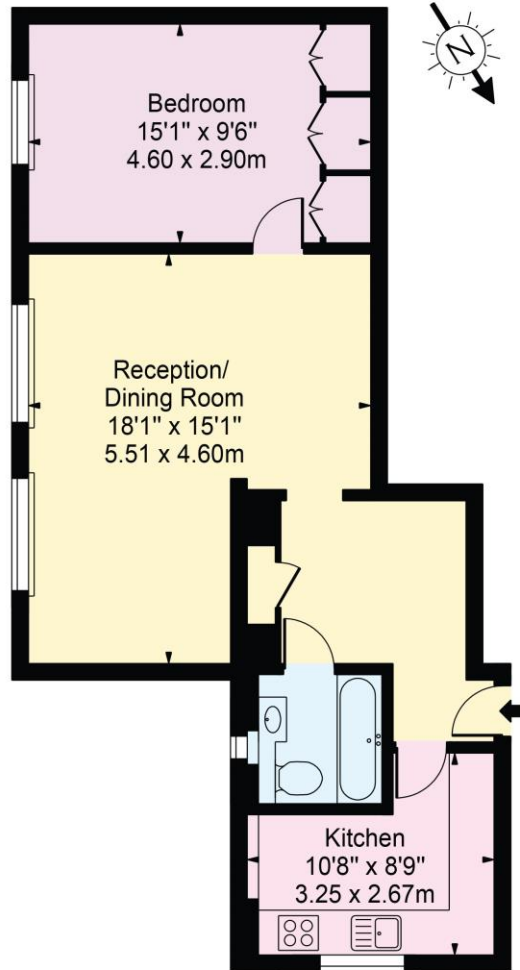
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IMPORTANT NOTICE

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.

Hamilton Terrace
Approximate gross internal area
609 sq ft - 56.58 sq m



Second Floor

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		66
(39-54)	E	48	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



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