



BELGRAVE GARDENS

St John's Wood
London
NW8

Asking Price
£2,250,000

Main Agent

This charming five-bedroom home (167 sq mt / 1,808 sq ft) of well-balanced living space across three floors. Situated Just off the iconic Abbey Road, it blends classic charm with modern convenience. Bright and spacious throughout, the home features a welcoming drawing/dining room, five generous bedrooms, three bathrooms, a private rear garden perfect for outdoor dining, and a private garage which could be converted into another room subject to planning.

ASTON CHASE

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

astonchase.com

BELGRAVE GARDENS

St John's Wood
London
NW8

Close to Paddington Recreation ground, Regent's Park and Primrose Hill, the property offers easy access to local boutique shops, cafes, and excellent transport links via the Jubilee and Bakerloo lines.

Asking Price
£2,250,000
Subject To Contract

Main Agent

Freehold

COUNCIL TAX: G

EPC RATING: D



ASTON CHASE

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

ACCOMMODATION

- Drawing Room
- Dining Area
- Fitted Kitchen
- Principal Bedroom with en-suite bathroom
- 4 Further Bedrooms
- 2 Family Bathrooms
- Study / Bed 5
- Utility Room
- Cloakroom

AMENITIES

- Rear paved garden
- Integral Garage

*Please note: All furniture is computer generated



ASTON CHASE

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

astonchase.com



ASTON CHASE

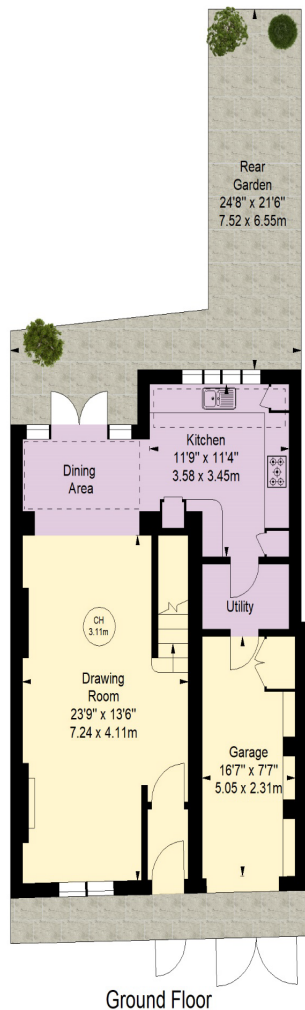
67-71 Park Road
Regent's Park
London, NW1 6XU
020 7724 4724
enquiries@astonchase.com

astonchase.com

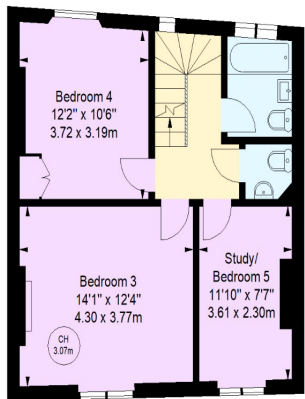


ASTON CHASE

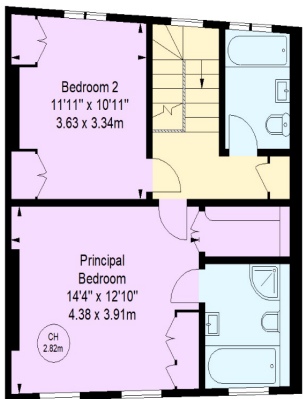
Belgrave Gardens,
St Johns Wood, NW8
Approximate gross internal area
167.96 sq m / 1808 sq ft



Ground Floor



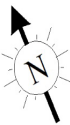
First Floor



Second Floor



Illustration For Identification Purposes Only.
All measurements and areas are approximate, not to scale.
© Orange Tree Photography



Key :
CH - Ceiling Height

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		



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.