

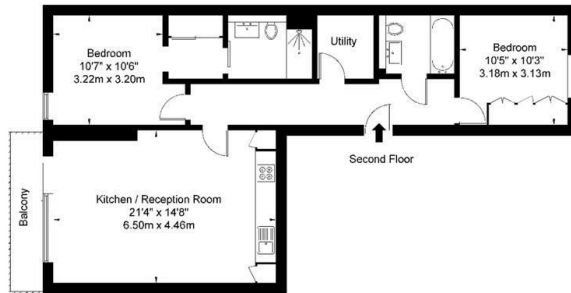
## Abbey Road, St John's Wood, London, NW8

Price Guide £900,000

- Located in the iconic Abbey Road
- Two modern bathrooms for private use
- Wooden Flooring
- Easy access to local amenities, transport links, and green spaces
- Private Balcony
- Open Plan
- Two spacious bedrooms with ample natural light spaces
- Passenger Lift

## Abbey Road, NW8 0AG

Approx. Gross Internal Area = 77.9 sq m / 838 sq ft



## Directions

## Viewings

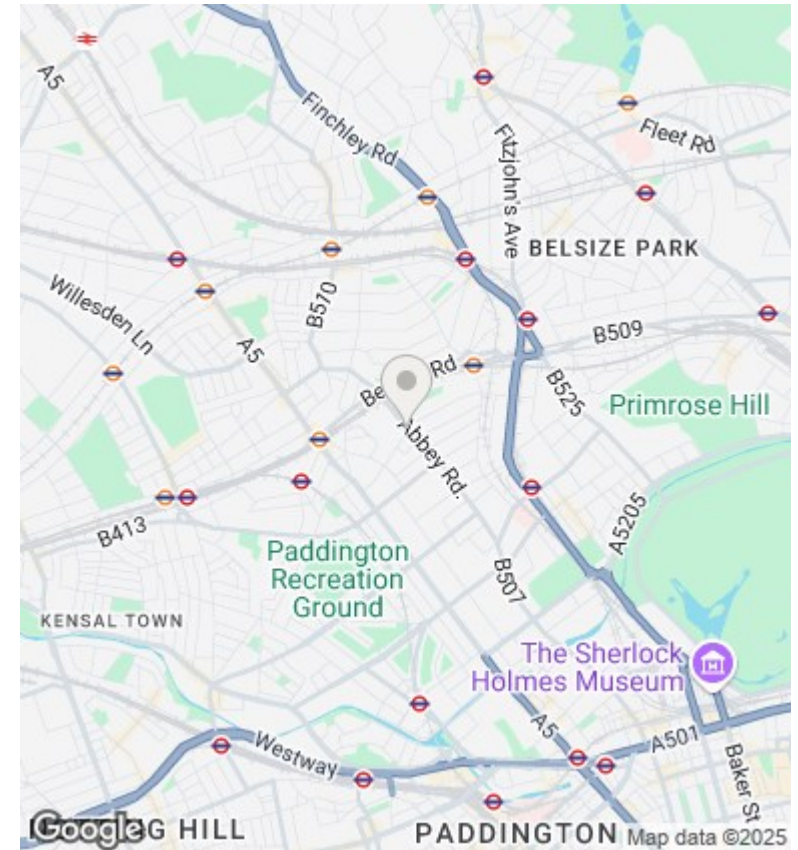
Viewings by arrangement only. Call 02070990800 to make an appointment.

## Council Tax Band

E

## EPC Rating:

B



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus)	A		
(81-91)	B	83	83
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	