

Imperial Court, Prince Albert Road, St John's Wood, London, NW8



Long Leasehold

£6,250,000 Subject to Contract

An exceptional opportunity to acquire one of the finest lateral double apartments in St John's Wood. Occupying the second floor and well-positioned on the Prince Albert Road & Townshend Road side of this sought after prestigious premier purpose built building, the impressive apartment offers bright, spacious, generous and flexible accommodation throughout. Measuring in excess of 2,850 Sq. Ft.

The property also benefits from 24-hr portering, concierge & security, private underground parking, secure storage unit, passenger lift, communal gymnasium and communal gardens.



**THREE RECEPTION ROOMS
THREE/FOUR BEDROOMS
OFFICE
KITCHEN/BREAKFAST ROOM
TWO TERRACES
SEPARATE UTILITY
GUEST CLOAKROOM W.C
AMENITIES
PRIVATE UNDERGROUND PARKING
SECURE STORAGE UNIT
LIFT
24-HR PORTER / CONCIERGE / SECURITY
COMMUNAL GYM
COMMUNAL GARDENS**

Imperial Court is excellently located being both opposite Regent's Park, next to Primrose Hill and a moments' walk to St John's Wood High Street, affording easy access to all of its amenities including St John's Wood Underground Station (Jubilee Line).







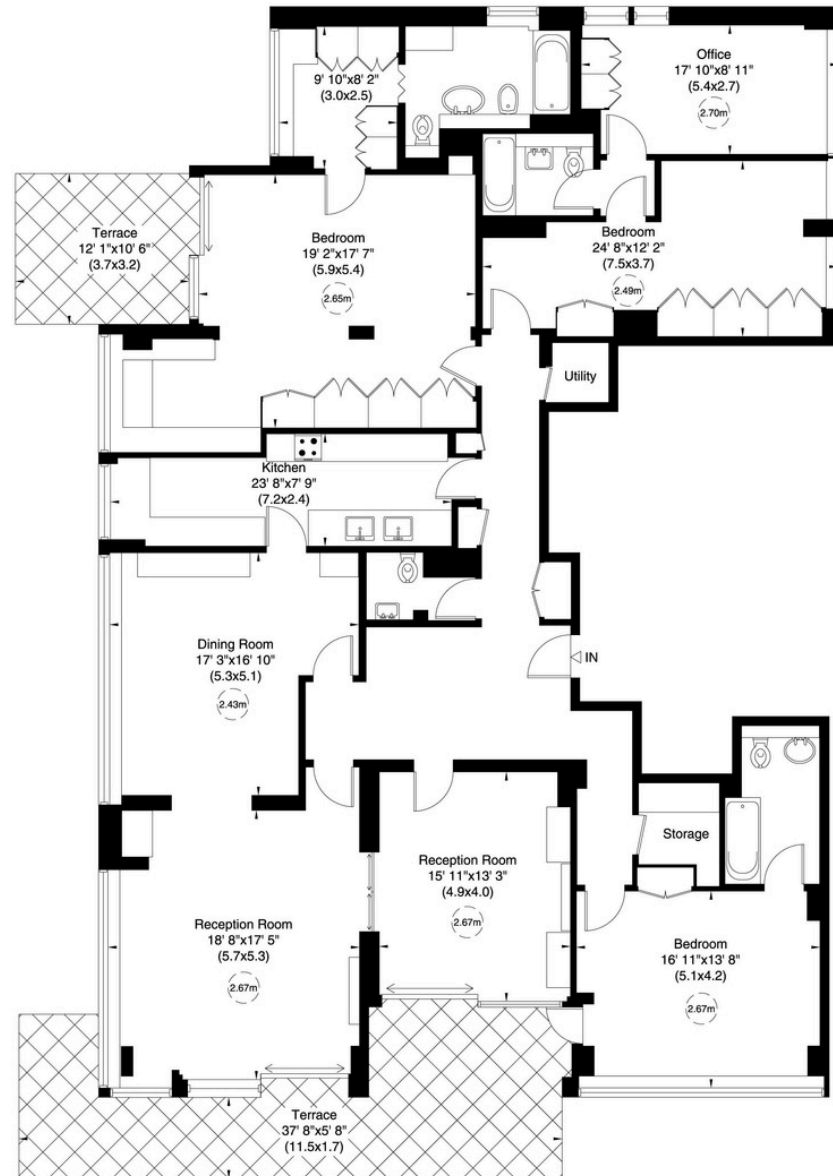


9 Imperial Court, Prince Albert Road, NW8

Approximate Gross Internal Area

266 sq m/ 2862 sq ft

Not to Scale, for identification only



Second Floor

For guidance only and must not be relied upon as a statement of fact.
All measurements and areas are approximate only (and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).



**CGI images for illustration purposes. Licence to Alter has been previously obtained and can be renewed, with permission from the Freeholders and Westminster City Council for a full re-configuration (see enclosed plan), which also included hard wood-flooring & air conditioning.
Current approved permission from Westminster City for air conditioning.**







9 Imperial Court, Prince Albert Road, NW8

Not to Scale, for identification only

Fire Escape



Second Floor

For guidance only and must not be relied upon as a statement of fact.
All measurements and areas are approximate only (and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).

