



A light, spacious and extremely well presented two bedroom apartment. The property has been recently refurbished to an excellent standard including features such as wood flooring throughout, modern fully fitted kitchen and bathroom and ample storage throughout. The property also benefits from a study, in addition to very tasteful interior furnishings. The property is conveniently located for all the amenities of St John's Wood High Street, Regents Park and transport links for St John's Wood Station.

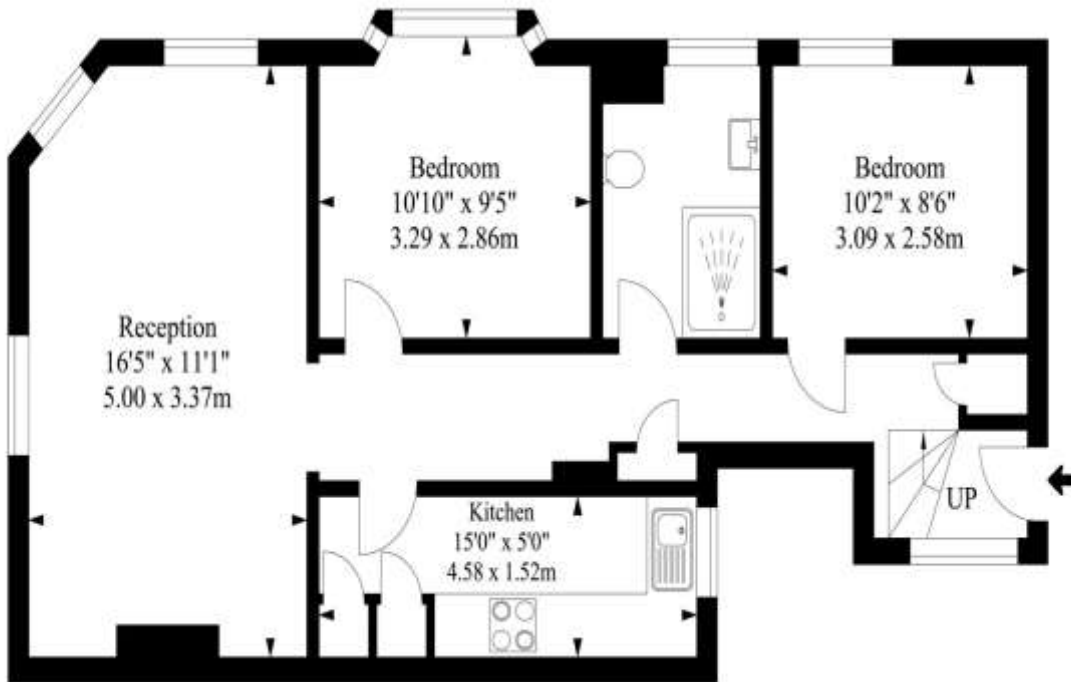
Russell House  
Eamont Street  
London, NW8

£699,950 Asking Price

# FOXGREGORY



**Russell House, Eamont Street**  
**Approx. Gross Internal Area**  
**660.58 Ft<sup>2</sup> - 61.37 M<sup>2</sup>**



## First Floor

**Illustration For Identification Purposes Only. Not To Scale**

Russell House, Eamont Street, NW8

This plan is for guidance only and must not be relied upon as a statement of fact.

# FOXGREGORY

Russell House, Eamont Street, NW8

## TERMS

Our client advises us of the following:

**TENURE:** Leasehold 999 Years from 25 December 1985 (966 years remaining)

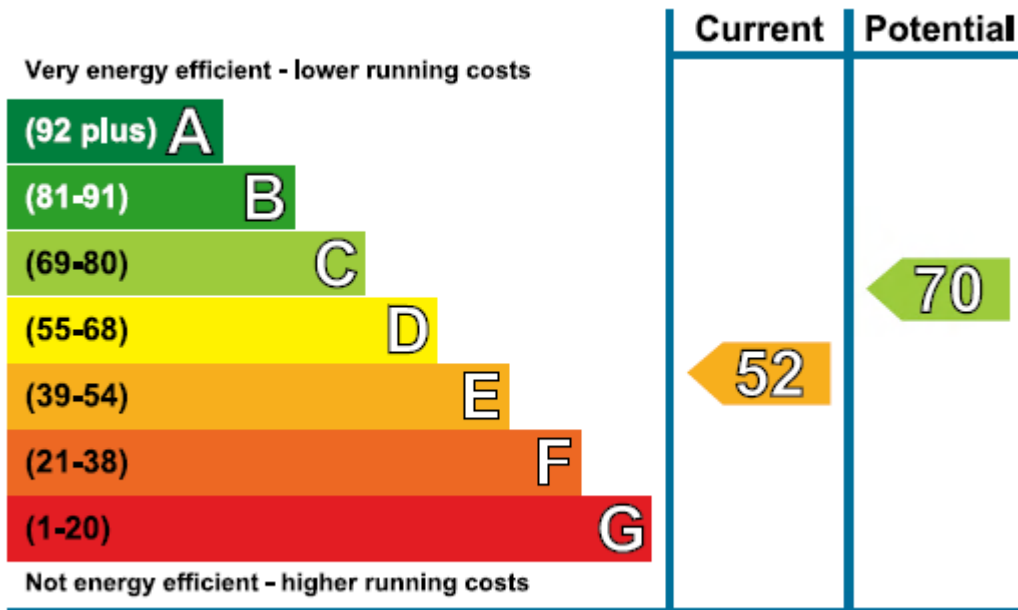
**DISTRICT:** City of Westminster

**EPC RATING:** E

**PRICE:** £699,950

## **SUBJECT TO CONTRACT**

Viewings strictly by appointment only, through the Vendor's appointed sole agent



**Fox Gregory**

102 Allitsen Road, London NW8 7AY

020 7586 1500

foxgregory.co.uk