

# IMPERIAL COURT, PRINCE ALBERT ROAD, ST JOHN'S WOOD NW8



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Offered for sale and arranged over approximately 1,610 sq ft. is this three bedroom, two bathroom apartment located on the second floor of Imperial Court.

The property provides a large open plan living room allowing access onto the private balcony with far reaching views of Regent's Park allowing plenty of light to flood through into the property. There is a separate kitchen full fitted with all the white goods as well as a guest WC. The principal bedroom has the benefit of an en-suite bathroom whilst the generously sized bedrooms two and three share the family bathroom.

The property is sold with a share of freehold, an underground parking space and has the benefit of a fantastic concierge service, a private storage unit, as well as very well maintained communal parts inclusive of a lift.

## ACCOMMODATION AND AMENITIES:

ENTRANCE HALL, RECEPTION ROOM LEADING ONTO TERRACE, DINING ROOM, SEPARATE KITCHEN, 3 BEDROOMS, ONE BATHROOM, ONE SEPARATE SHOWER ROOM, GUEST WC, UNDERGROUND PARKING, 24 HOUR CONCIERGE.

**ASKING PRICE: £2,895,000 LEASEHOLD + Share of Freehold**

JOINT SOLE AGENTS









# Imperial Court, NW8



Approximate Area = 149.6 sq m / 1610 sq ft  
Including Limited Use Area (4.6 sq m / 49 sq ft)



## Second Floor

Approximate Area = 149.6 sq m / 1610 sq ft  
Including Limited Use Area (4.6 sq m / 49 sq ft)

Surveyed and drawn in accordance with the International property measurements standards (IPMS 2: Residential) Not drawn to scale unless stated.  
Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.