



CLIFTON COURT

ST JOHNS WOOD, NW8



ASKING PRICE
£2,400,000



CLIFTON COURT ST JOHNS WOOD LONDON, NW8

An exceptional five-bedroom, three-bathroom apartment set within an elegant and highly regarded 1920s period mansion building in the heart of St John's Wood. Extending to approximately 1,975 sq ft, this beautifully refurbished home is presented in immaculate condition throughout, offering generous proportions and refined period charm.

The apartment is entered via an impressive and welcoming entrance hall, setting the tone for the sense of space found throughout. The living and entertaining areas are notably spacious and filled with natural light, ideal for both formal entertaining and everyday living. A bright, south-facing reception room features attractive wood flooring, while the contemporary eat-in kitchen is fitted with modern integrated appliances and finished to a high standard.

Accommodation comprises five well-proportioned double bedrooms and three stylish bathrooms, including a principal bedroom suite that enjoys tranquil views over the beautifully maintained communal gardens to the rear.

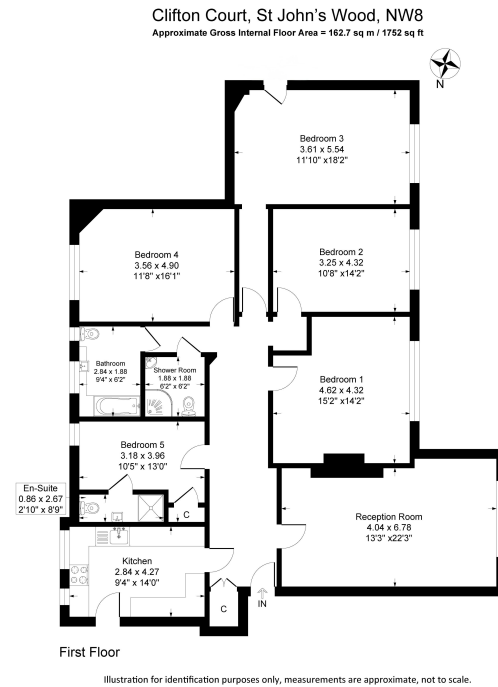
Further benefits include residents' parking and landscaped communal gardens all within a prestigious period building. The property is ideally located close to the amenities, cafés, and boutiques of St John's Wood, with excellent transport links nearby.

A rare opportunity to acquire a substantial, turnkey period apartment in one of North West London's most desirable locations.



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Approximate gross
internal area:
183.5 SQM /
1975 SQ FT

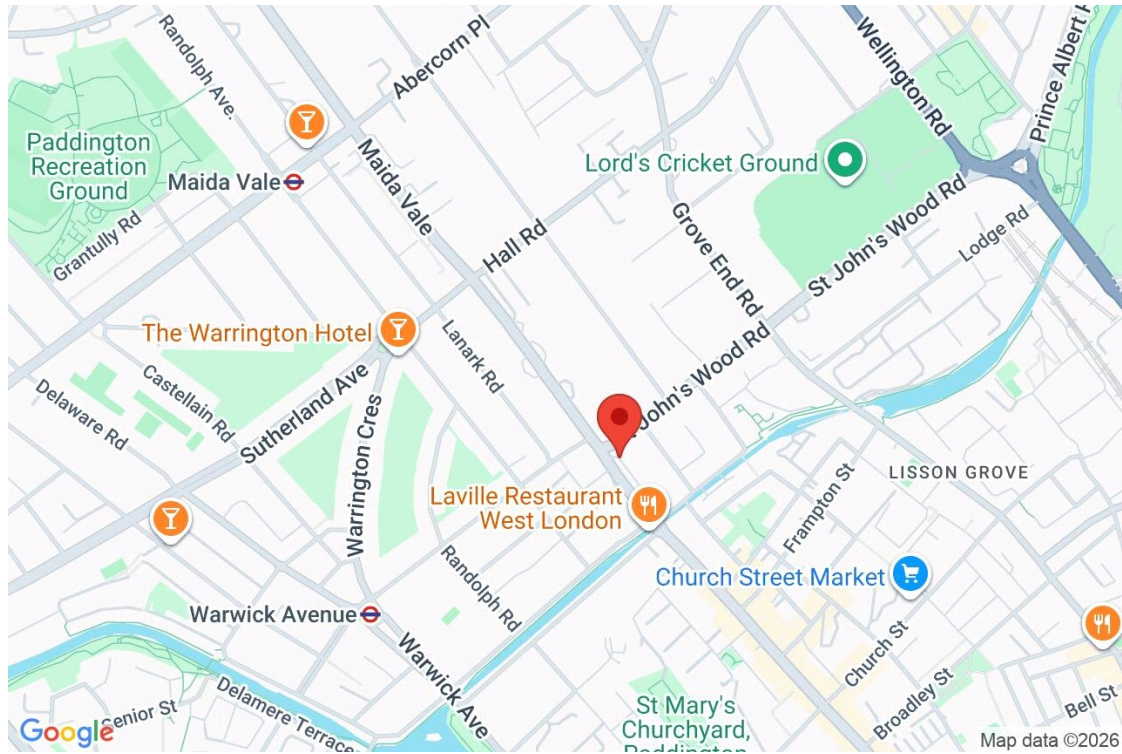


Tenure: Leasehold, 973 years
Estimated ground rent: TBC
Estimated service charge: £9700 p.a.

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& Co



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	77 C	85 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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