

**71 BOYDELL COURT  
ST JOHN'S WOOD PARK  
LONDON  
NW8 6NJ**

**£1,100 Per week**

AR  
**ARLINGTON**  
RESIDENTIAL

**020 7722 3322**  
arlingtonresidential.com



A most attractive three bedroom apartment on the first floor of a gated block forming part of a residential complex set in communal gardens with 24 hour concierge/security.

Swiss Cottage (Jubilee Line) underground station is the nearest tube station (0.2 miles) and the American School is within half a mile.

The shops and cafés of St John's Wood High Street are approximately 0.6 miles away.

- 3 Bedrooms
- 3 Bathrooms (1 en Suite)
- Double Reception Room
- Open Plan Kitchen
- 24 Hour Concierge
- Off Street Parking
- Communal Gardens
- Communal Central Heating & Hot Water
- EPC Rating - D
- Camden Council Tax Band F
- Furnished/Unfurnished

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#### Tenancy Information

Property Redress Scheme - PRS

Client Money Protection Scheme - Propertymark

Holding Deposit - 1 week's rent; and/or

Deposit - 5 weeks' rent / 6 weeks' rent in the case of rental over £50,000 pa

Payments to other third parties - eg Council Tax, utilities, communications services

Default Charges - eg payments for the replacement of lost keys or interest on overdue rent

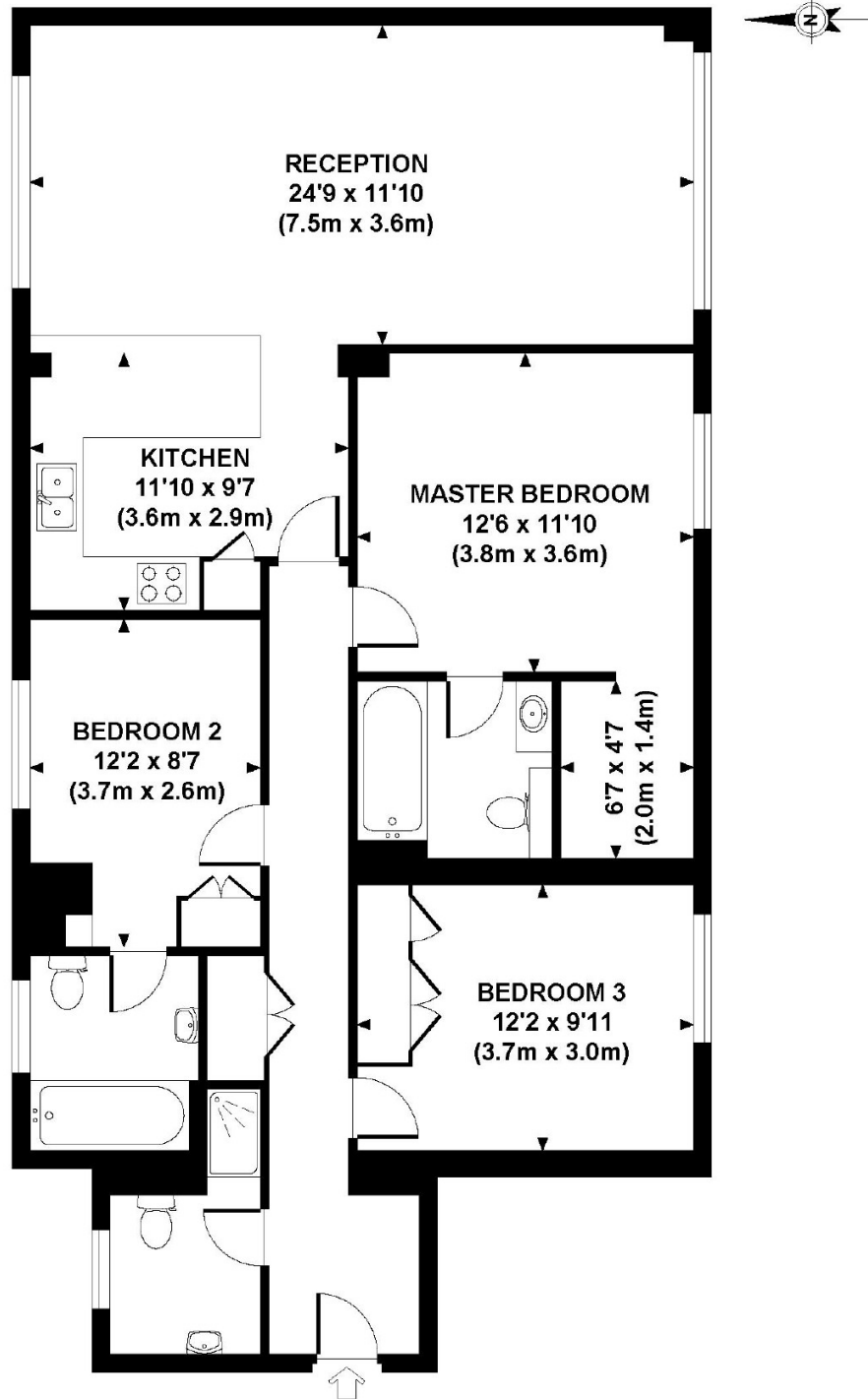
Tenancy Transaction Charges - eg requests to vary or assign the tenancy





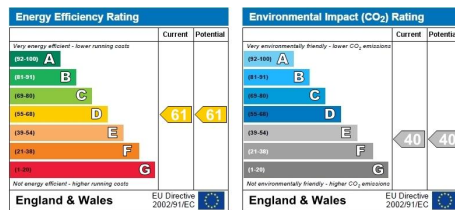


7 BOYDELL COURT  
FIRST FLOOR



APPROXIMATE GROSS INTERNAL FLOOR AREA 1111SQ FT / 103 SQ M

Although every attempt has been made to ensure accuracy, all measurements are approximate. The floor plan's for illustrative purposes only and not to scale. Measured in accordance to RICS standards. DE-PHOTOGRAPHY.NET



8 Wellington Road, St John's Wood, London, NW8 9SP

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