



**SEARLE HOUSE, CECIL GROVE, LONDON NW8**

**£1,295 PW**



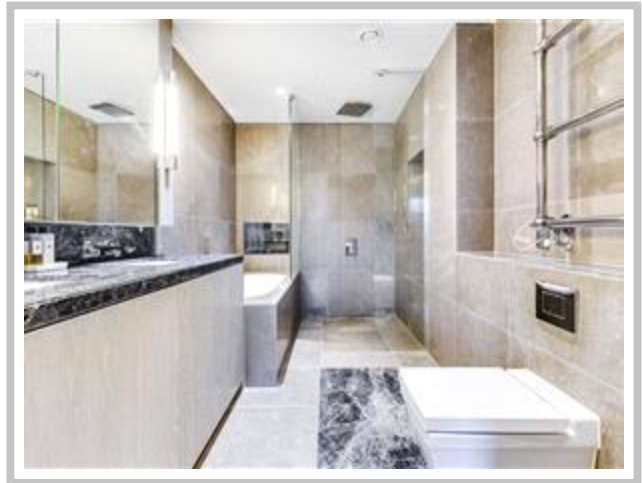
**PROPERTY REFERENCE CODE: RL0277**

## **SEARLE HOUSE, CECIL GROVE, LONDON NW8**


Beautifully presented 3 bed penthouse apartment situated in St John's Wood. Boasts 2 luxury bathrooms (1 en-suite), reception with separate dining room and a gorgeous fully-fitted kitchen and 2 decked roof terraces.

- 3 DOUBLE BEDROOMS
- LUXURY DEVELOPMENT
- ROOF TERRACE
- 2 LUXURY BATHROOMS
- 2 DECKED TERRACES
- CLOSE TO REGENT'S PARK & AND PRIMROSE HILL

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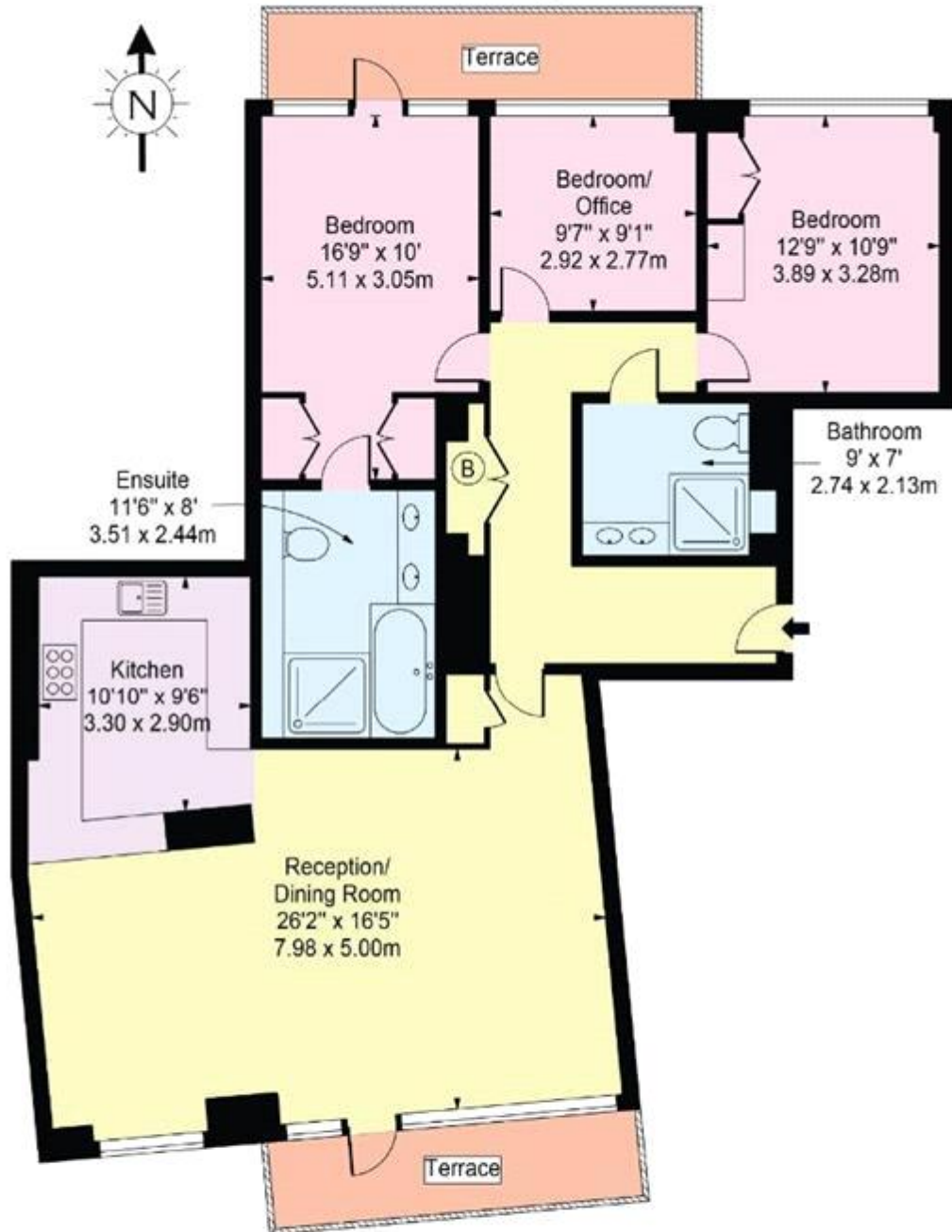
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>	89	89
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.



## Searle House, NW8



Fifth Floor

Approx. Gross Internal Area 1279 Sq Ft - 118.82 Sq M

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

Viewing by appointment only  
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