

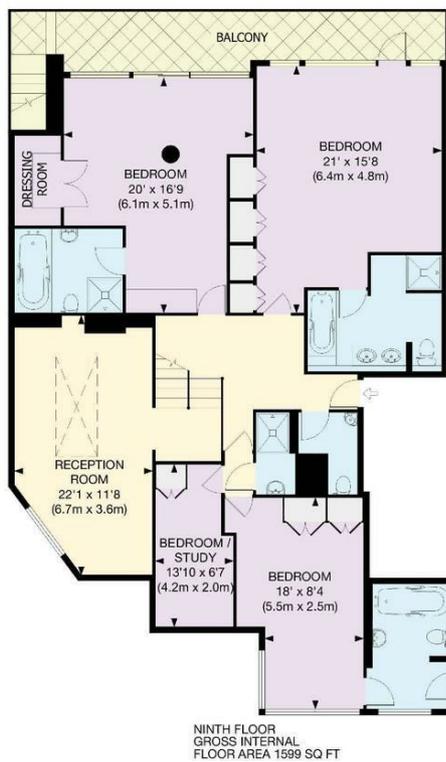
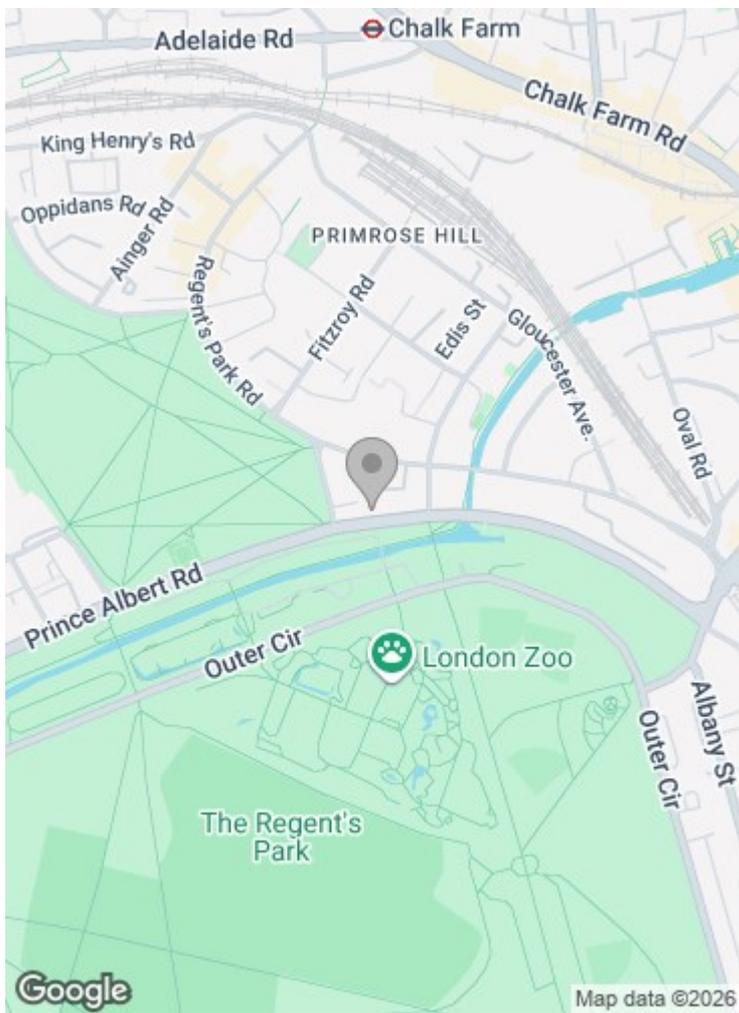


## Regents Park NW8 7LE

**£3,950 per week**

A breathtaking duplex penthouse apartment located directly opposite Regents Park, in a prestigious portered block. This stunning apartment has direct access to a private south facing terrace and comprises master bedroom with en suite bathroom and dressing area, three further bedrooms, two further en-suite bathrooms, separate shower room, two reception rooms, kitchen/breakfast room, utility room, guest cloakroom and underground parking for two cars.

Park St James boasts sensational views across Regent's Park and is close to the amenities of St John's Wood High Street and Underground Station (Jubilee Line).



APPROX. GROSS INTERNAL FLOOR AREA 2439 SQ FT / 227 SQ M  
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This floorplan is for illustration purposes and may not truly reflect design or dimensions and should not be used for valuation or condition purposes.

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Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Band	Score	Band	Score
A	92-100	A	1-10
B	81-91	B	11-20
C	69-80	C	21-30
D	55-68	D	31-40
E	39-54	E	41-50
F	21-38	F	51-60
G	1-20	G	61-70