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## **St. Johns Wood Park**

**London**  
**NW8**

An exceptionally spacious, newly refurbished three double bedroom, three bathroom penthouse apartment, arranged over the ninth and tenth floors of a modern, purpose-built development in the heart of Swiss Cottage and St John's Wood.

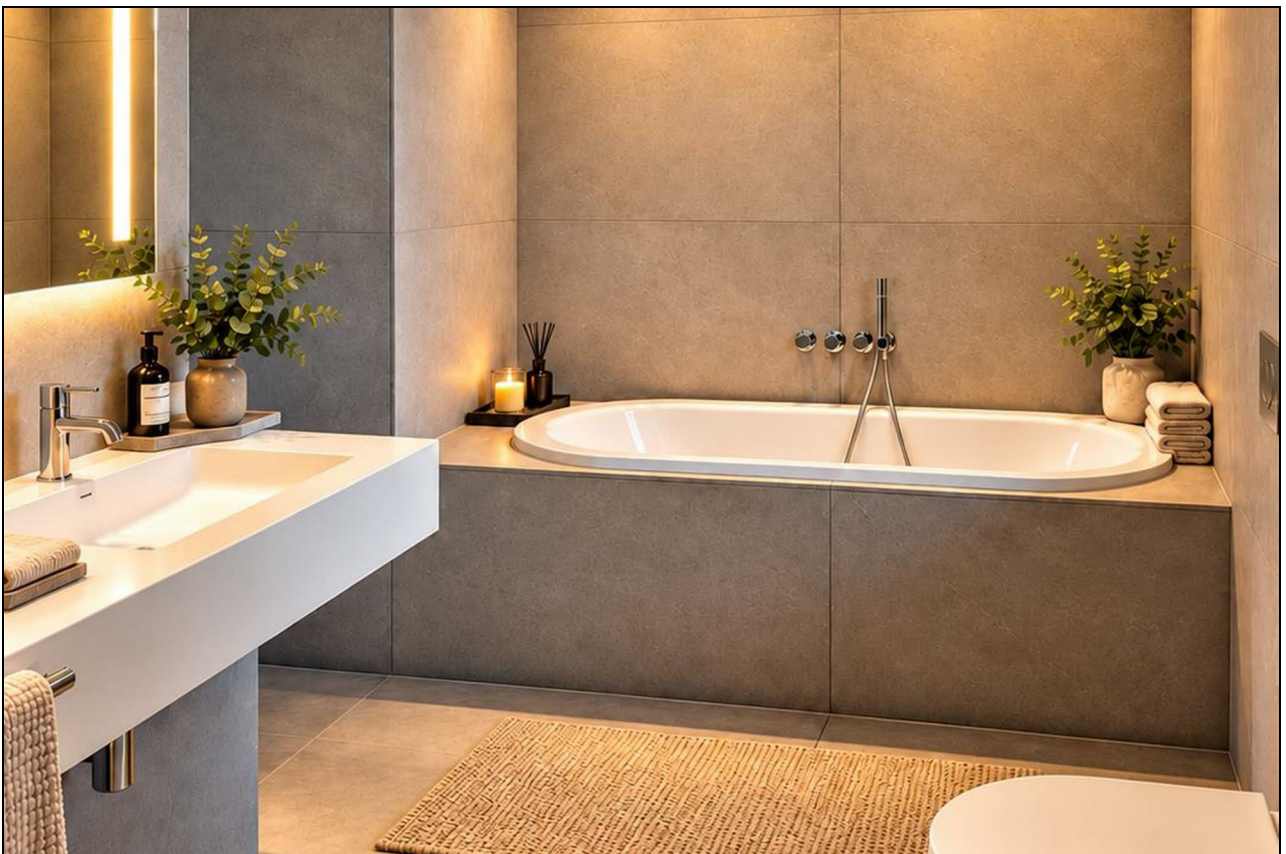
The apartment offers three generous double bedrooms, each with an en-suite shower room, a large reception room with dining area and a modern fully fitted kitchen. Further benefits include wood flooring, air conditioning throughout, contemporary furnishings and an expansive private roof terrace offering spectacular views across the London skyline.

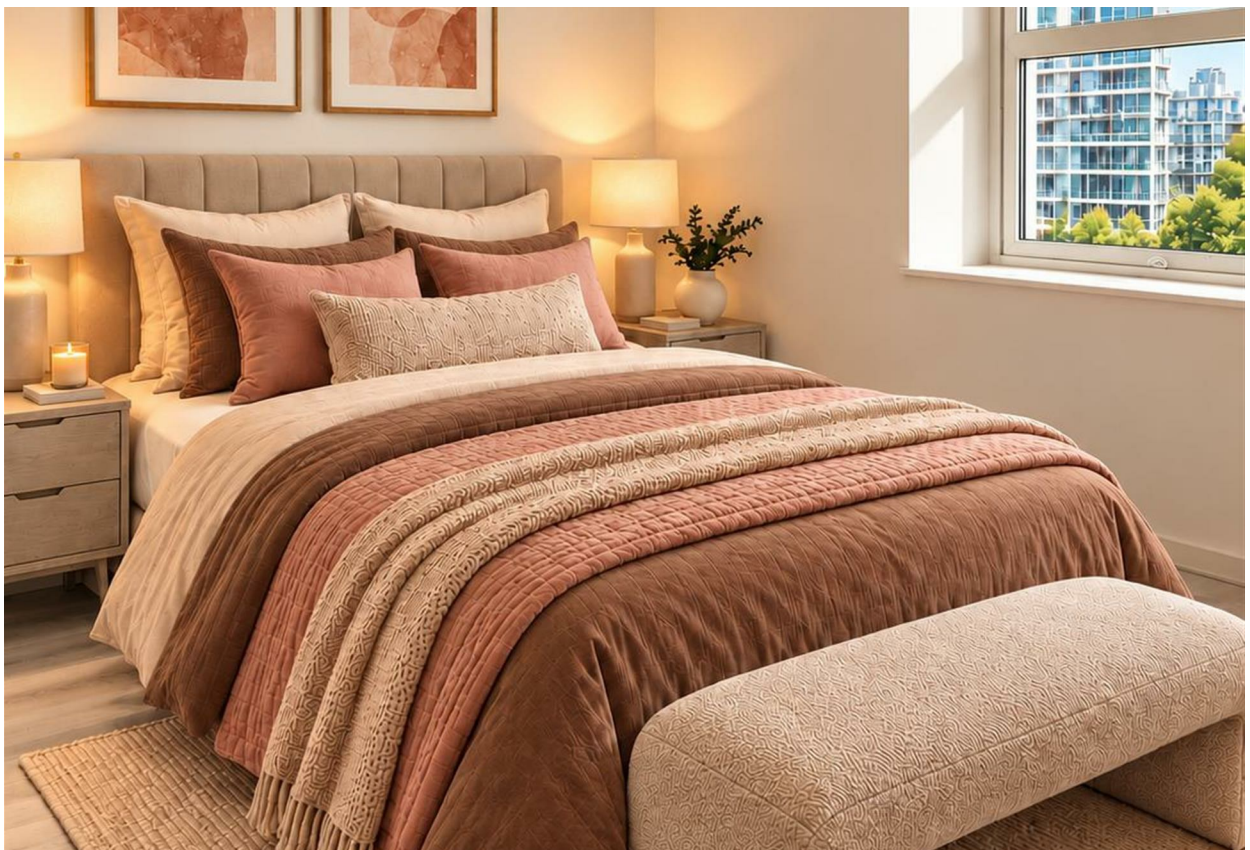
Boydell Court is a secure gated development benefiting from a 24-hour concierge service and lift access. Ideally positioned close to the shops, restaurants and amenities of Finchley Road, the property is also within easy reach of Swiss Cottage and St John's Wood Underground stations (Jubilee Line, Zone 2).

**£2,500 Per Week**

**SOLE AGENT**









#### NINTH FLOOR

|           |                |                 |
|-----------|----------------|-----------------|
| Bedroom 1 | 5.51 x 4.27 m. | (18'1" x 14'0") |
| Bedroom 2 | 4.63 x 4.47 m. | (15'2" x 14'8") |
| Bedroom 3 | 4.78 x 3.17 m. | (15'8" x 10'5") |



#### TENTH FLOOR

|           |                |                     |
|-----------|----------------|---------------------|
| Reception | 9.51 x 9.14 m. | (31'2" x 30'0") max |
| Kitchen   | 4.86 x 2.94 m. | (15'11" x 9'8")     |



#### ELEVENTH FLOOR

|              |                 |                     |
|--------------|-----------------|---------------------|
| Conservatory | 4.05 x 4.00 m.  | (13'4" x 13'1") max |
| Roof Terrace | 10.45 x 7.00 m. | (34'3" x 23'0") max |

penthouse 1104