



Fox Gregory are delighted to present this beautifully refurbished three-bedroom apartment, situated on one of the most prestigious roads in St John's Wood.

Positioned on the second floor of a highly regarded portered building, this spacious home is offered unfurnished and benefits from secure underground parking. The apartment boasts a generous layout, featuring:

Large principal bedroom with en-suite bathroom

Two further bedrooms, each with en-suite shower rooms

Bright and expansive double reception/dining room

Modern fully fitted kitchen and separate utility room

Guest cloakroom

Private balcony

Prince Regent Court offers a premier St John's Wood address, ideally located moments from St John's Wood High Street, renowned for its boutique shops, cafés, and restaurants. The property is just a short walk from St John's Wood Underground Station (Jubilee Line), providing easy access to the West End and Canary Wharf. The beautiful open spaces of Regent's Park and the world-famous Lord's Cricket Ground are also within easy reach.

This property combines luxury, space, and an enviable location – making it a perfect home for those seeking refined living in one of London's most desirable neighbourhoods.

Prince Regent Court

NW8 7RB

£2,250 Per Week

Subject to Contract

FOXGREGORY



Prince Regent Court, Avenue Road, NW8 7RB

Approx. Gross Internal Area = 174.3 sq m / 1876 sq ft



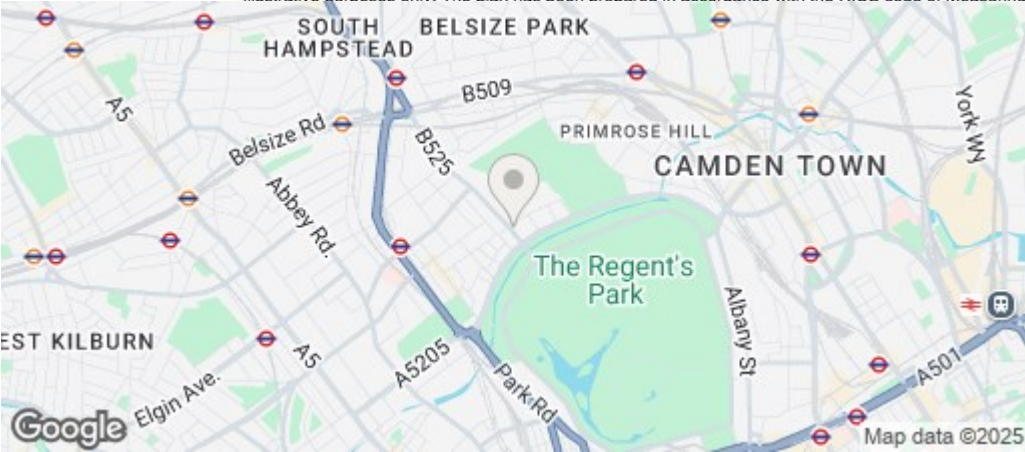
Second Floor

Ref

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PLAN

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	81	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	