

A-B-A-C-U-S

WEST HAMPSTEAD

Grove End Road, John's Wood London, NW8

Abacus Estates are pleased to offer a spacious double bedroom apartment sought after period style Mansion block within close proximity to St Johns Wood Station and Lords Cricket Ground. The property has been newly painted throughout and with fitted wardrobes, separate kitchen and shower room. Available NOW.




£400 Per Week

303 WEST END LANE • WEST HAMPSTEAD • LONDON NW6 1RD

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ABACUS ESTATES IS A TRADING NAME FOR AND ON BEHALF OF LENS CANE LIMITED NO: 7838571 • VAT REGISTRATION NO: 341 5959 42 • REGISTERED OFFICE: 103 CHAMBERLAYNE ROAD, LONDON, NW10 3NS



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
		74	84
England & Wales		EU Directive 2002/91/EC 	

Environmental Impact (CO ₂) Rating		Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
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