

REGENTS PLAZA APARTMENTS, GREVILLE ROAD, London, NW6

£950,000



Full Description

This exceptional second-floor 3-bedroom apartment has been meticulously refurbished to an outstanding standard and thoughtfully interior designed throughout, offering 1235 sq/ft of elegant living space. Located within the ever-popular Regents Plaza, on the desirable borders of St John's Wood and Maida Vale, the property benefits from a prestigious setting adjacent to the 4-star London Marriott Hotel Maida Vale and the Bannatyne Health Club, combining luxury, convenience, and lifestyle amenities in one of North West London's most sought-after locations.

The apartment offers well-proportioned accommodation comprising a spacious reception room, kitchen, three bedrooms, and three bathrooms.

Further benefits include a 24-hour concierge service, CCTV security, lift access, a secure underground parking space, and access to beautifully maintained communal gardens.

The property is exceptionally well connected, with excellent transport links nearby, including Paddington Station, the Elizabeth Line (Crossrail), and the Bakerloo Line. Underground and Overground services are just moments away, providing convenient access to many of London's most renowned destinations, including Regent's Park, Marylebone, Oxford Street, Hyde Park, Lord's Cricket Ground, and the world-famous Abbey Road Studios.

Additional Information

Tenure Years Remaining: 969
Annual Service Charge: 17188.11

Features

- 3 Bedrooms
- Ensuite Bathroom
- Bathroom
- Shower Room
- Reception Room
- Open Plan Kitchen
- Underground parking space
- 24 Hour Porterage
- Communal Garden
- Heating and water are included

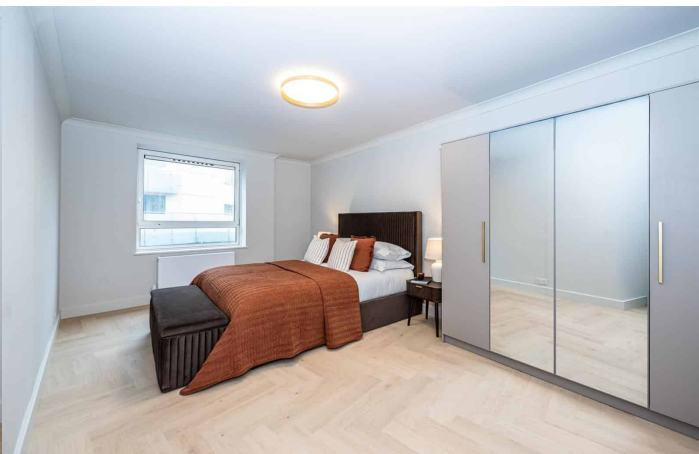
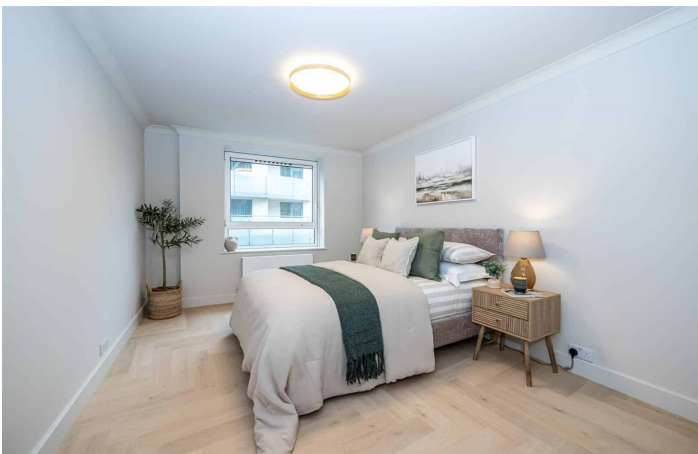
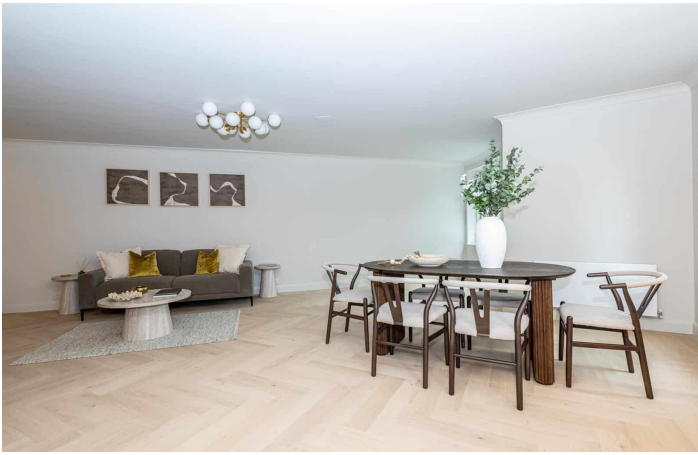
Contact Us

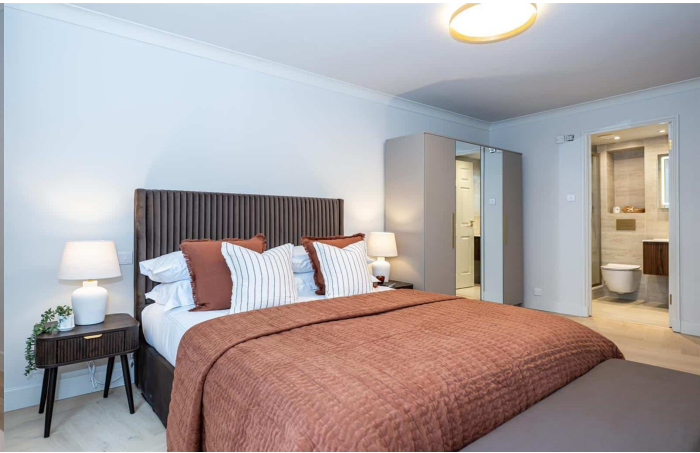
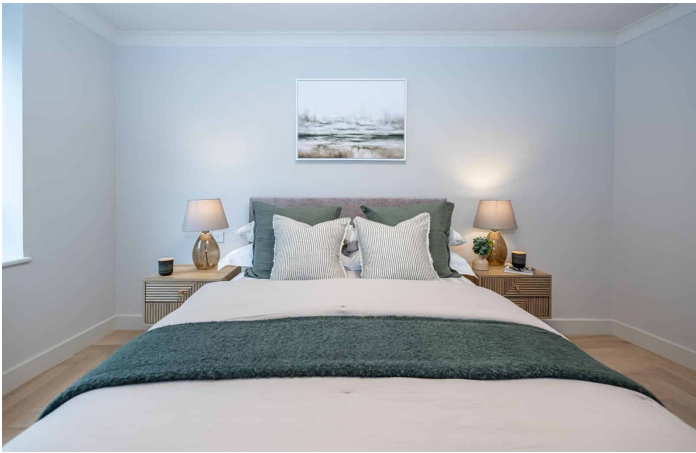
Plaza Estates

29 Edgware Road, London
W2 2JE
T: 020 7724 3100
E: ma@plazaestates.co.uk

Ground Rent Amount: £488.67







Energy performance certificate (EPC)

Flat 101 Royal Langham Apartments 2 Grosvenor Road LONDON NW6 5HT	Energy rating C	Valid until: 30 May 2035 Certificate number: 3626-2552-0969-3008-6663
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Property type: Mid-floor flat
Total floor area: 119 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

Energy rating and score

This property's energy rating is C. It has the potential to be C.

[See how to improve this property's energy efficiency.](#)

The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales: the average energy rating is D; the average energy score is 60.

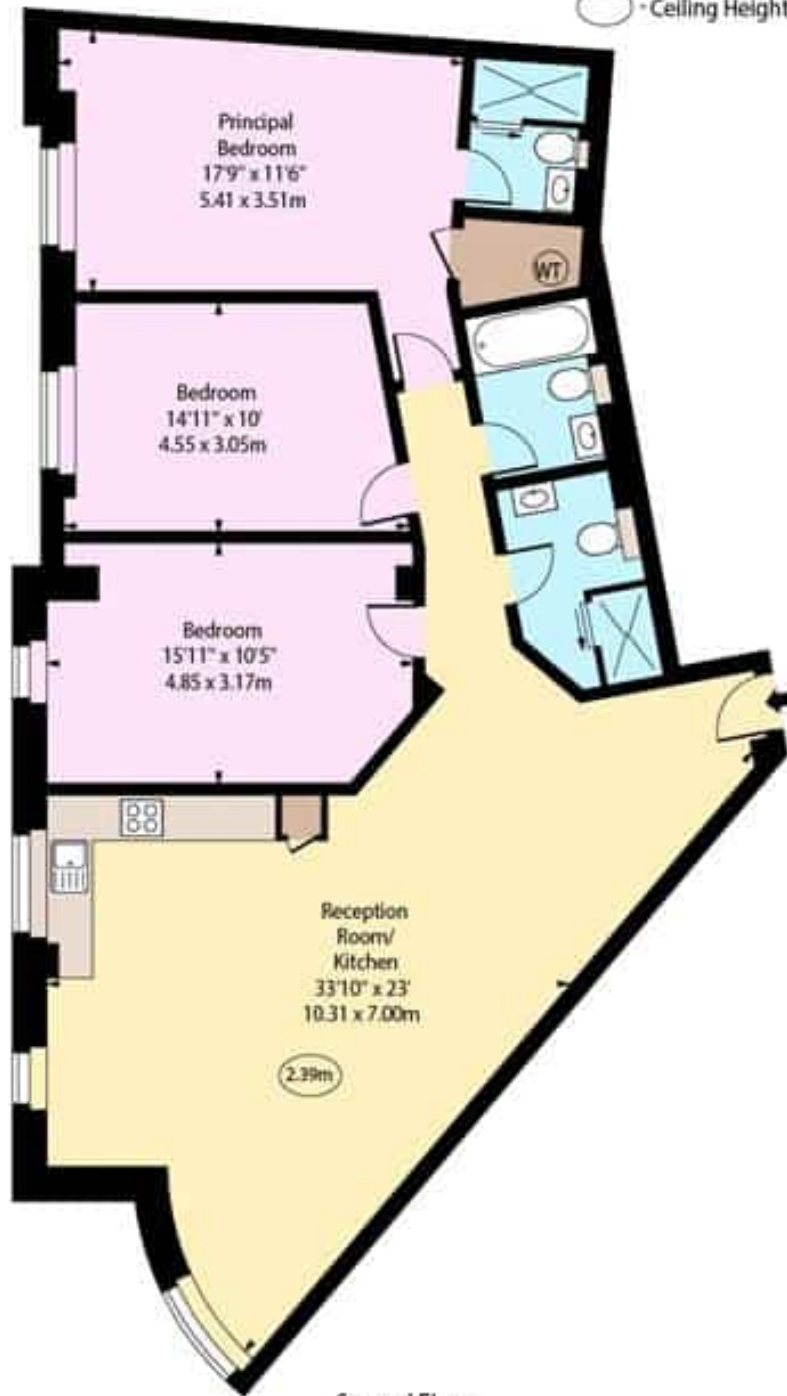
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	78 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Royal Langford Apartments,
Greville Road, NW6



○ - Ceiling Height



Second Floor

Approx Gross Internal Area 1235 Sq Ft - 114.73 Sq M

Every attempt has been made to ensure the accuracy of the floor plan shown. However, all measurements, fixtures, fittings, and data shown are approximate interpretations and for illustrative purposes only. Measured according to the RICS. Not To Scale.

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