



Boundary Road, St John's Wood, London, NW8 .| £1,000,000

- Share of Freehold
- Moments to Tube and Shops
- Sixth Floor with Lift
- Fantastic Views

- Underground Parking Space for One Car
- Chain Free

"Vita Properties have been tremendously helpful throughout the process of securing/renting my flat. Informative about the property, prompt communication, easy to use dashboard for sharing of information, and pleasant to work with. Highly recommend!"

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Located on the 6th floor and boasting breath-taking views from all angles, making it the perfect place to unwind after a long day. Offering a modern and stylish finish throughout, this 2 bedroom property is situated in a highly sought-after location, within walking distance to gorgeous parks and convenient tube links. Located between the vibrant areas of St John's Wood and Swiss Cottage, there is an abundance of local amenities within easy reach. The property also benefits from secure underground parking and a 24-hour porter service, providing peace of mind and convenience for residents. With all of these fantastic features, this property makes for an exceptional home or rental opportunity not to be missed.

🏠 Flat  
🔑 Share of  
Freehold  
🛏 x 2  
🛋 x 1  
🚿 x 1



Oliver Kent

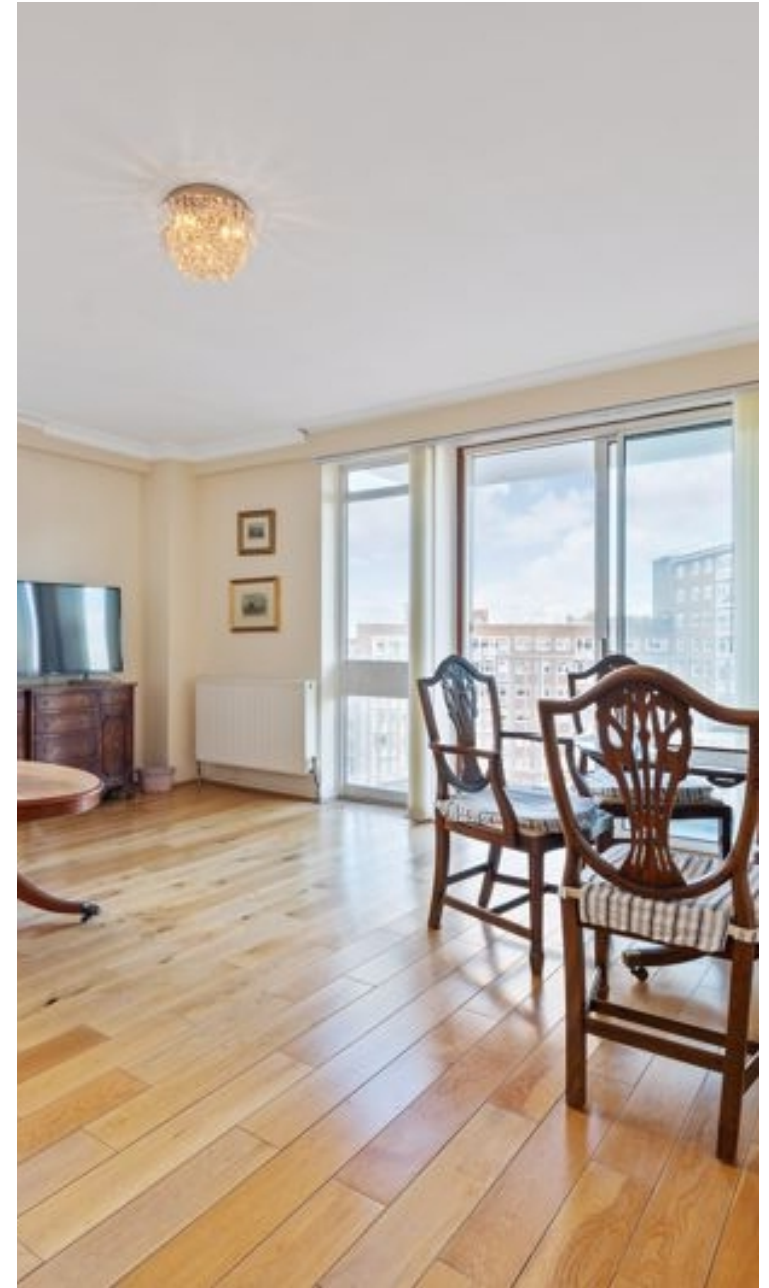
✉ [oliver.kent@vitaproperties.uk](mailto:oliver.kent@vitaproperties.uk)  
☎ +4477 7274 0351





"I was very impressed with Vita and their network of buyers. When the sale of my flat fell through (twice) they worked extremely hard to find new buyers in a difficult market - thank you!"

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"Working with Vita properties has been a smooth experience! No complaints at all. Our letting agent, Diana has been fantastic and very helpful throughout the whole process. I would highly recommend both Vita properties and Diana."

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"I used Vita properties to find a flat recently and it was an overall professional, personalised and positive experience. Saira went the extra mile to accommodate to our needs and quick to help us whenever possible."

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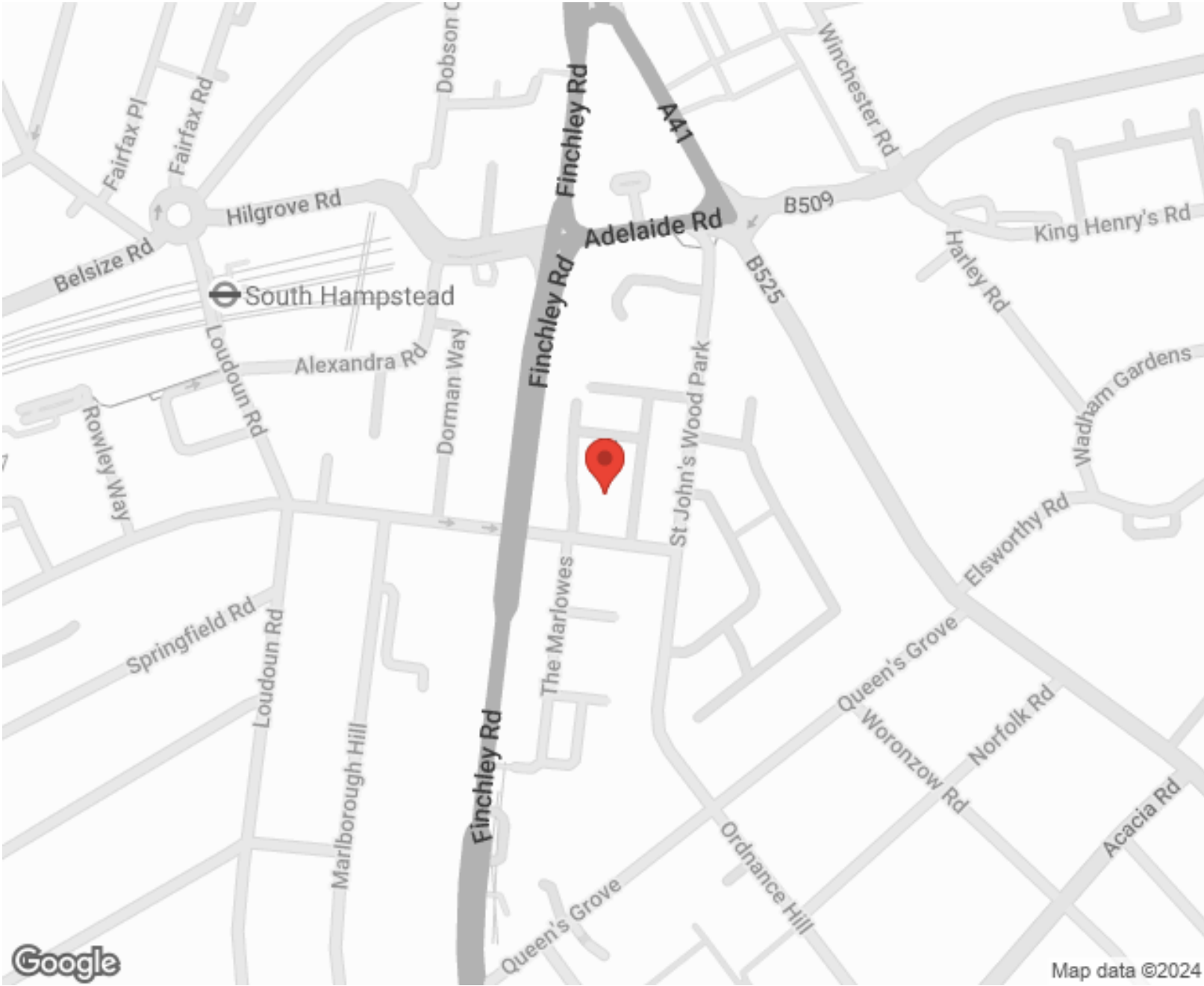


**MORE INFO, PICTURES,  
CONTACT ON  
OUR WEBSITE**





"Vita Properties is a very professional agency. My experience with them was incredible and the entire team was very helpful and kind throughout the renting process. I'd highly recommend!"



Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92-100) A			(92-100) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England, Scotland & Wales			England, Scotland & Wales		
EU Directive			EU Directive		

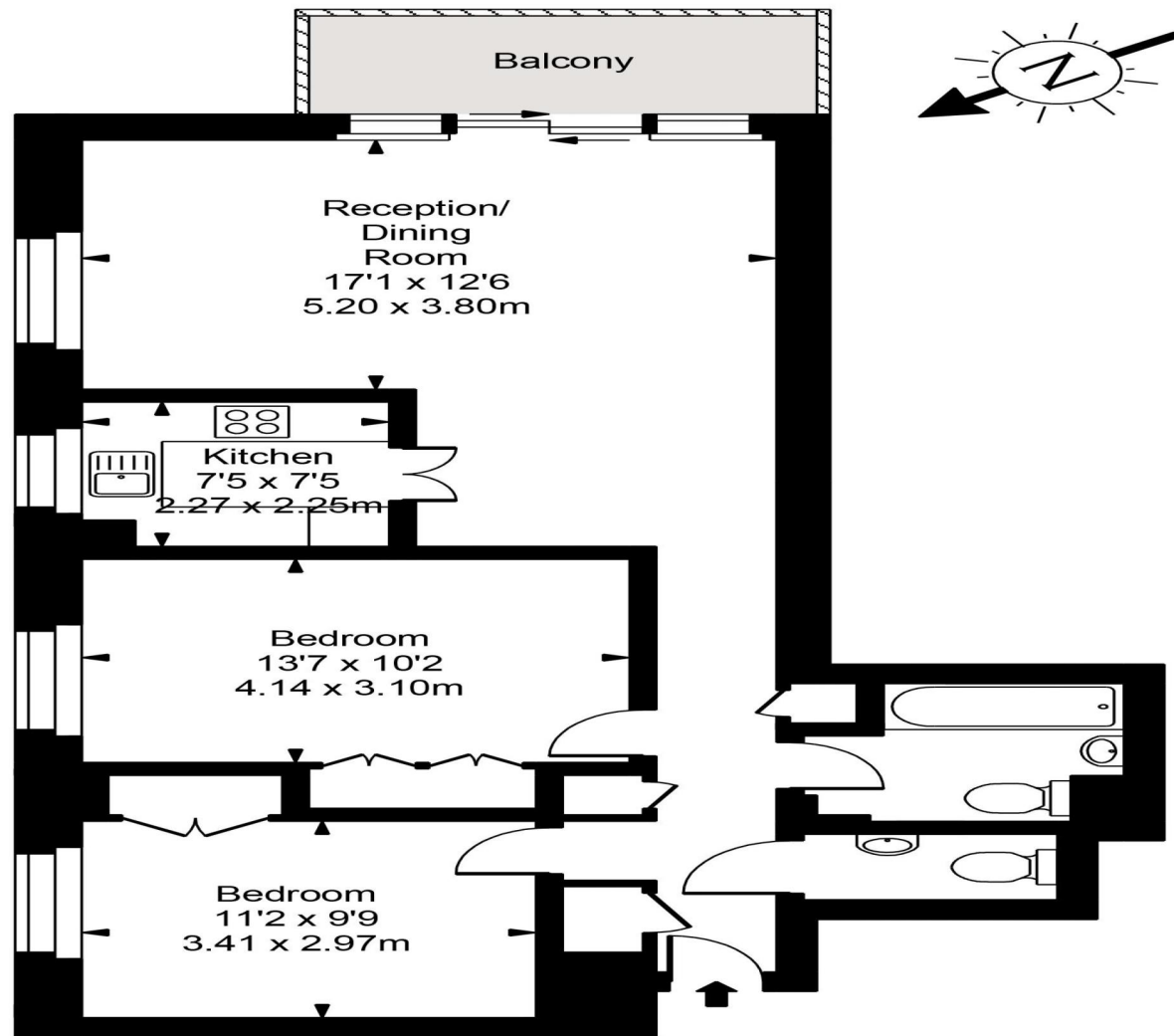
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# Blair Court



Sixth Floor

Approx Gross Internal Area **818 Sq Ft - 75.99 Sq M**



FOR ILLUSTRATIVE PURPOSES ONLY. NOT TO SCALE.

Whilst every attempt has been made to ensure the accuracy of the floorplan shown, all measurements, positioning, fixtures, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, miss-statement or use of data shown. Floor plan by [www.bestangle.co.uk](http://www.bestangle.co.uk)