



Warwick Avenue

London, W9

Asking Price £3,495,000

An elegant five/six bedroom upper maisonette situated in this beautiful Grade II Listed white stucco period house in the heart of Little Venice.

Offering spacious accommodation comprising approximately 2,550 square feet the apartment features a magnificent first floor double reception room with two working fireplaces, ornate cornicing, fully fitted Mowlem kitchen, four bathrooms, utility room, guest WC and a 27ft roof terrace. The property also has the wonderful advantage of use of the ever stunning Little Venice amenity communal gardens to the rear with its own tennis court.

The house is located adjacent to Warwick Avenue underground station and is conveniently placed for the shops and cafes on Clifton Road and Regents Canal.



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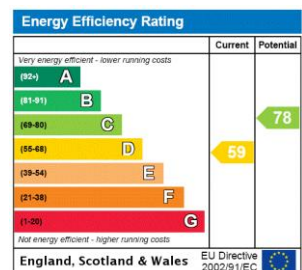
Tenure: Share of Freehold 81 years 8 months

Service Charge: £8,000 pa

Ground Rent: £0

Local Authority: Westminster

Council Tax Band: H



Chestertons Little Venice Sales

26 Clifton Road

Maida Vale

London

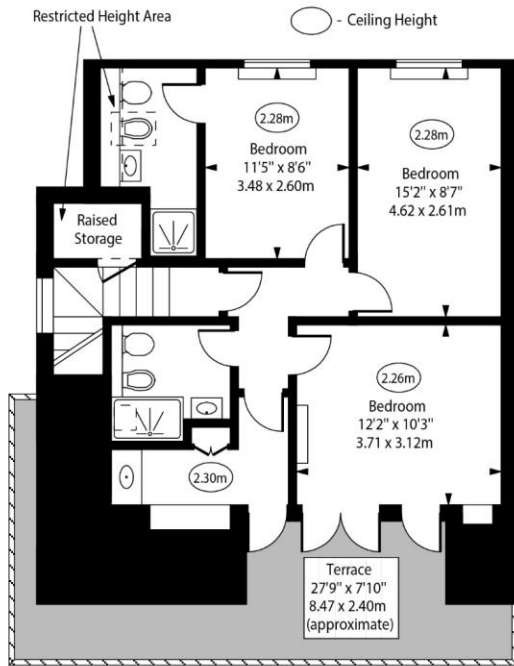
W9 1SX

littlevenice@chestertons.co.uk

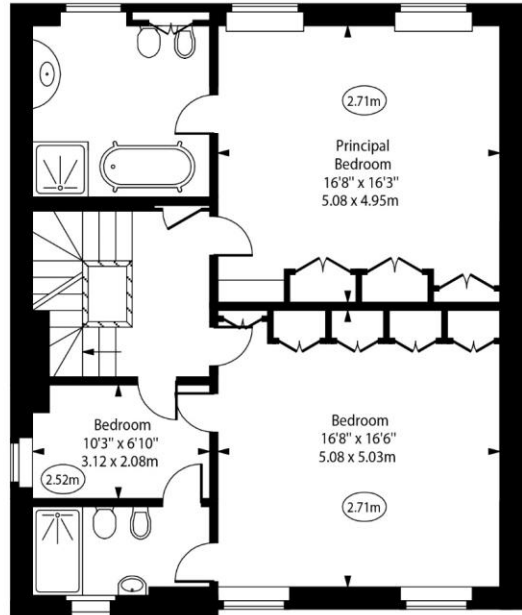
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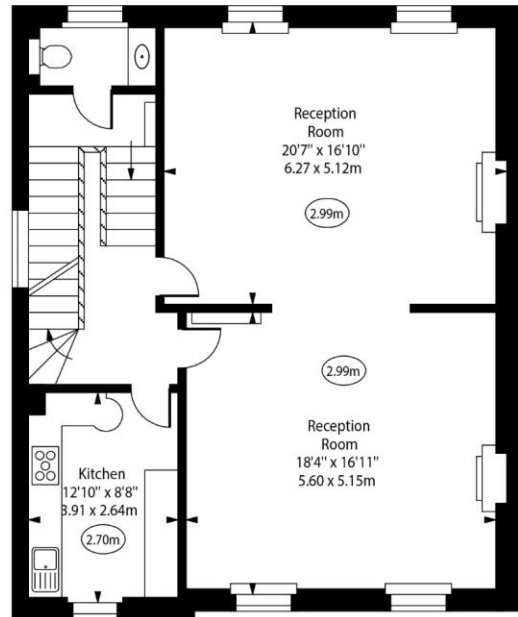
Third Floor



Second Floor



Ground Floor Entrance



First Floor

Approx Gross Internal Area 2525 Sq Ft - 234.57 Sq M

Approx. Floor Area Including Restricted Heights 2552 Sq Ft - 237.08 Sq M

For Illustration Purposes Only - Not To Scale
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