



Randolph Crescent

London, W9

Asking Price £1,400,000

Positioned on the second floor of a Victorian building set on arguably Little Venice's premier crescent is this stunning interior designed two bedroom two bathroom apartment spanning approximately 870 square feet.

With views over and access to the stunning Triangle Amenity communal garden, the accommodation comprises a charming and bright kitchen, spacious reception room, a wonderful master bedroom with en-suite bathroom and plentiful storage, second bedroom and family bathroom.

Randolph Crescent is located within walking distance of all the local amenities offered by this fashionable area including the boutique shops cafes on Clifton Road (Approx 0.2 miles), the famous Regents Canal and the Underground at Warwick Avenue (Bakerloo line - 0.2 miles).



Randolph Crescent

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- A stunning 2 bedroom, 2 bathroom apartment.
- With views over and access to the wonderful Triangle Amenity communal garden.
- Positioned on one of the area's premier crescents.
- Finished to a wonderfully high specification.



Tenure: Share of Freehold 83 years 8 months

Service Charge: £3,746 pa

Ground Rent: Peppercorn

Local Authority: City of Westminster

Council Tax Band: F

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		83
(69-80)	C		
(55-68)	D	63	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales			EU Directive 2002/91/EC

Chestertons Little Venice Sales

26 Clifton Road

Maida Vale

London

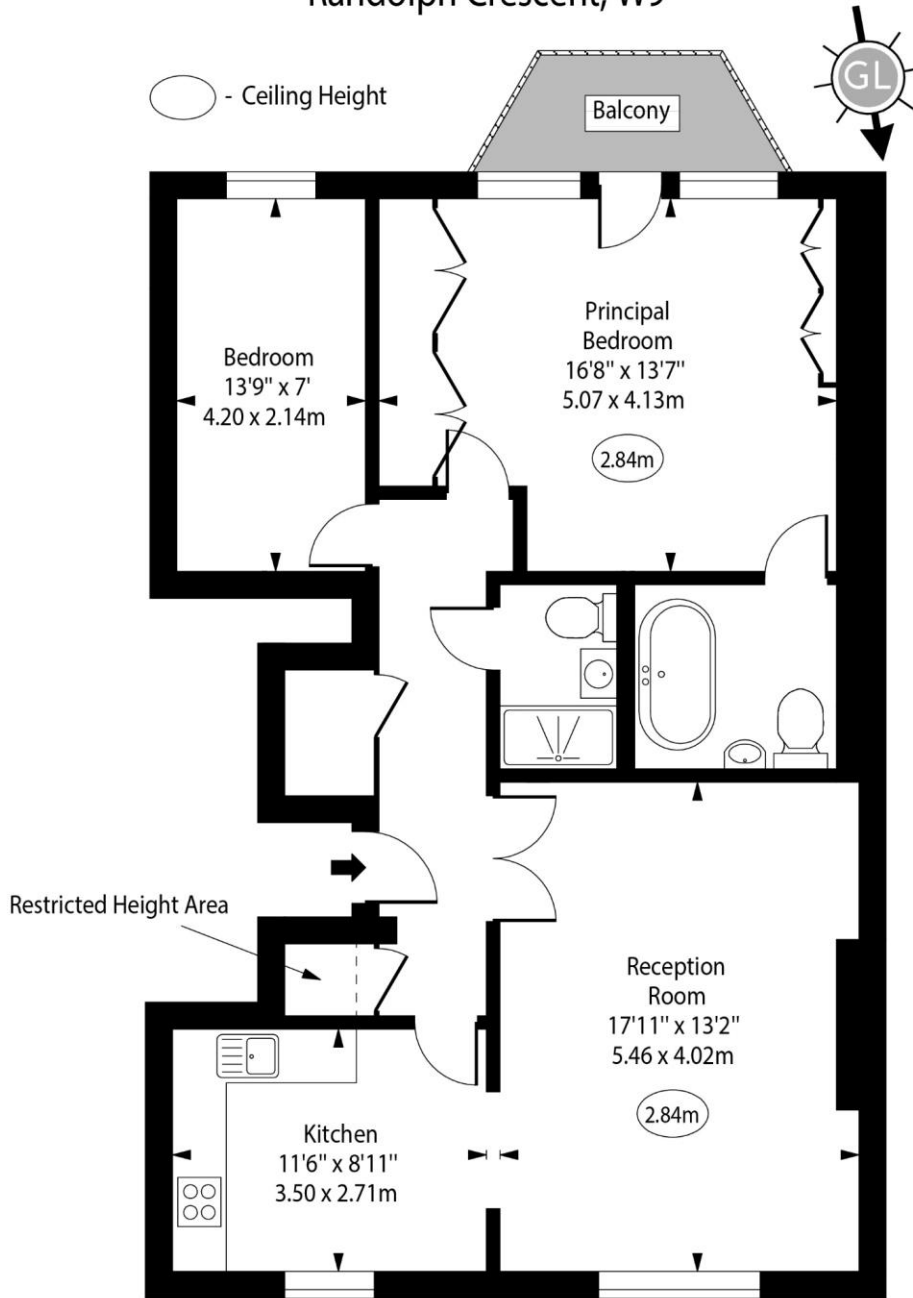
W9 1SX

littlevenice@chestertons.co.uk

020 7286 4632

chestertons.co.uk

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Second Floor

Approx Gross Internal Area

858 Sq Ft - 79.71 Sq M

Approx. Floor Area Including Restricted Heights

865 Sq Ft - 80.36 Sq M

For Illustration Purposes Only - Not To Scale

www.goldlens.co.uk

Ref. No. 025620J

