

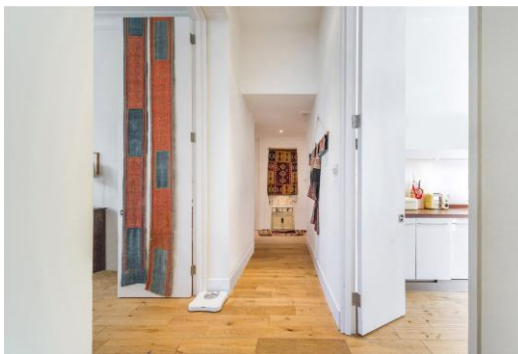


# Clifton Gardens

Little Venice, W9

£7,000 per month  
(£1,615.38 per week)

A delightful three bedroom apartment on the 1st floor of a white stucco building in prime Little Venice. Comprising: 3 bedrooms, 2 bathrooms; eat in kitchen; large reception; 2 balconies & communal gardens & off street parking. EPC Rating C



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Little Venice, W9

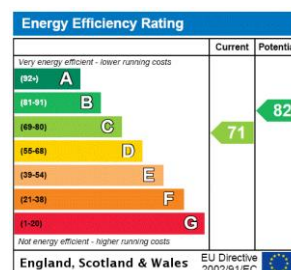
- Large, Stylish Stucco Fronted Period Conversion
- 3 Double Bedrooms, 2 Bathrooms
- Beautiful Communal Gardens
- Sizeable Reception with Private Balcony
- Prime Little Venice Location Close to Transport & Cafes
- EPC Rating C



A delightful, architecturally designed 3 bedroom apartment on the 1st floor of a white stucco building in the heart of leafy Little Venice. Comprising 3 double bedrooms; 2 bathrooms, contemporary eat in kitchen; light and bright reception with floor to ceiling doors to balcony; further balcony off the bedroom and access to stunning communal gardens from the rear of the building. Off street parking.

Situated in a fantastic location being just moments to Warwick Avenue Underground Station, cafes of Clifton Road and the Canal as well as providing excellent access to Paddington Mainline Station. EPC Rating C

**Minimum Term:** 12 months  
**Deposit Required:** 6 weeks  
**Local Authority:** City of Westminster  
**Council Tax Band:** G  
**EPC Rating:** C  
**Unfurnished**

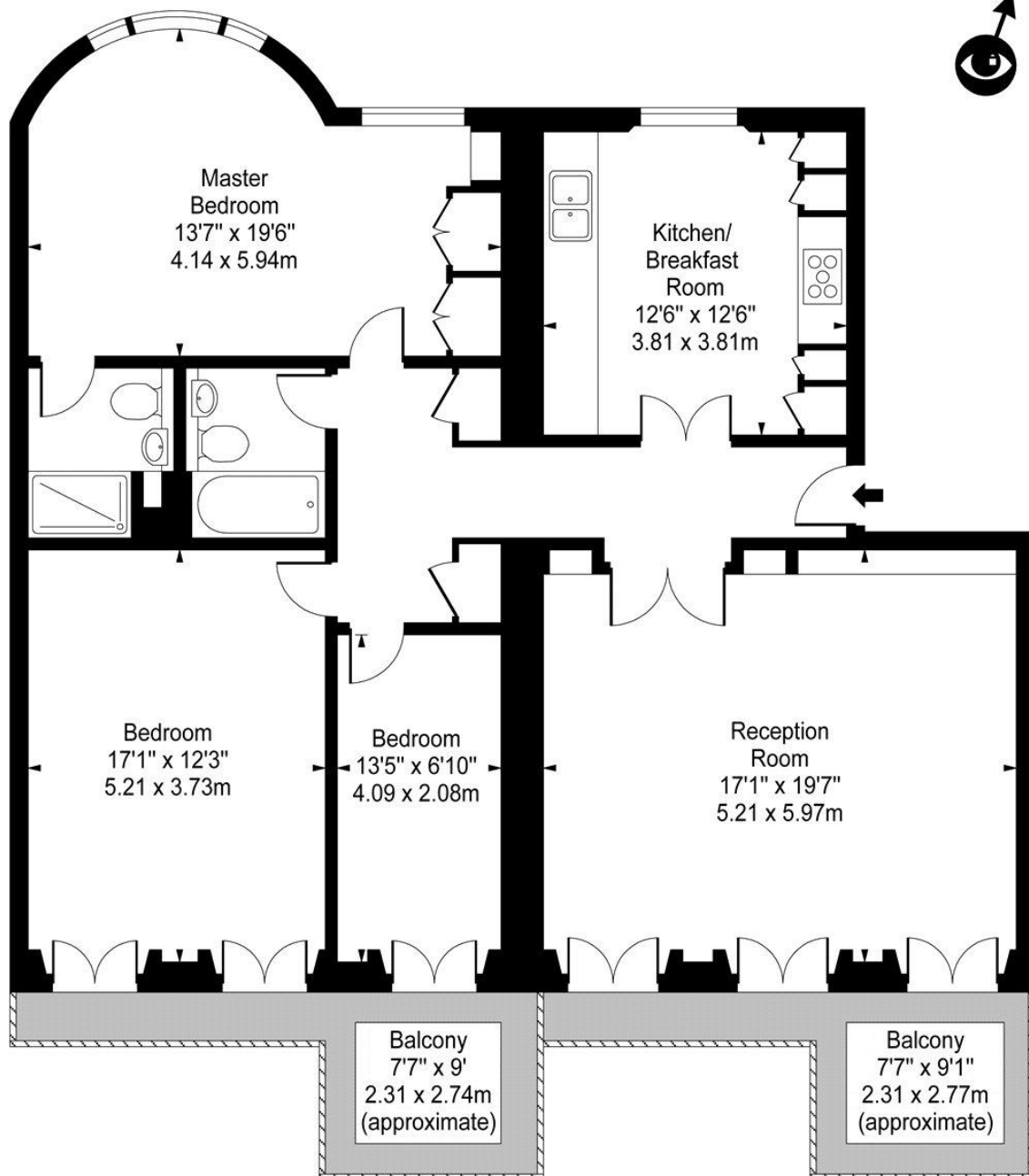


### *Chestertons Little Venice Lettings*

26 Clifton Road  
Maida Vale  
London  
W9 1SX  
littlevenicetlettingsusers@chestertons.co.uk  
02072662369  
chestertons.co.uk

Additional tenant charges apply (fees apply to non-AST tenancies only)  
Tenancy Agreement Fee: £300  
References per Tenant/Guarantor: £60  
Inventory check (approx. £100 – £250 inc. VAT)  
chestertons.co.uk/property-to-rent/applicable-fees

# Clifton Gardens, W9 1AU



First Floor

**Approx Gross Internal Area 1337 Sq Ft - 124.21 Sq M**

For Illustration Purposes Only - Not To Scale

Floor Plan by [www.bpmmediagroup.com](http://www.bpmmediagroup.com)

Ref: No. P39322

