



Elgin Mansions | Maida Vale | London | W9

Asking Price - £800,000



- Four Bedrooms
- Three Bathrooms
- Private Balcony
- Communal Gardens
- Long Lease

A spacious four bedroom apartment extending to approximately 1,044 sq ft (97 sq m), situated on the second floor of the sought after Elgin Mansions. Offering bright and well proportioned accommodation throughout, this attractive period home benefits from two private balconies, charming period features and pleasant views over the surrounding gardens and mansion blocks.

The accommodation is arranged around a generous central hallway and includes an impressive reception room with a bay window and excellent natural light, creating an ideal space for both entertaining and everyday living. The separate fitted kitchen enjoys elevated garden views and provides ample storage and workspace.





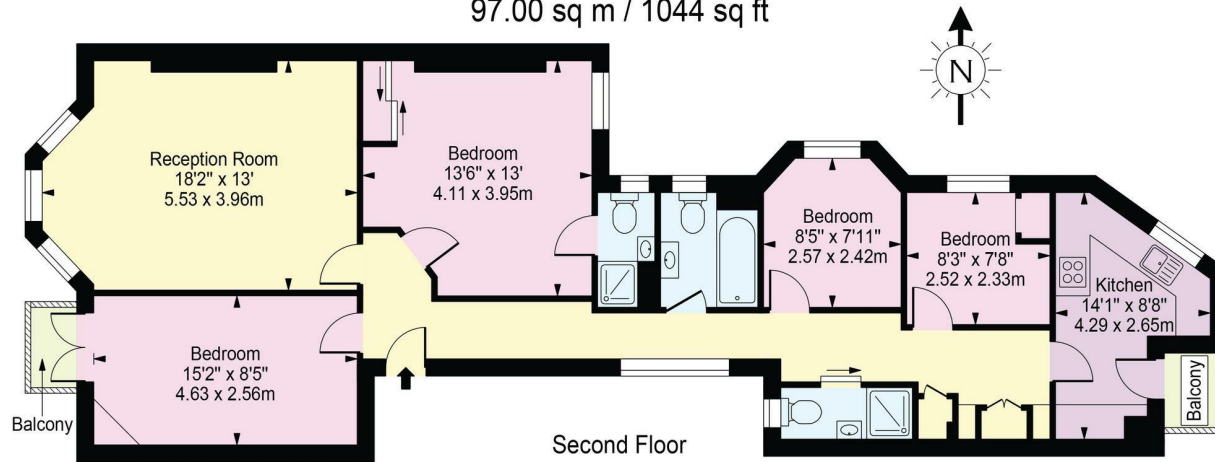
The principal bedroom is a generous double room with an ensuite shower room. Three further bedrooms provide flexible accommodation for family living, guests or home working and are served by a family bathroom and an additional shower room. Large windows, high ceilings and attractive detailing enhance the sense of space and character throughout.

Elgin Mansions is a handsome red brick mansion block set within an attractive residential enclave known for its elegant architecture, landscaped communal gardens and convenient access to local amenities, cafés, restaurants and open green spaces.

Transport Links: Maida Vale Underground Station (Bakerloo Line) is within walking distance, providing direct access to Paddington, Baker Street, Oxford Circus and Waterloo. Warwick Avenue and St John's Wood stations are also nearby, offering excellent connections across London. Paddington Station provides National Rail services, the Elizabeth Line and direct Heathrow Airport links. Numerous bus routes serve the area, while the A40 offers convenient access to the M1 and wider motorway network. Regent's Canal and Little Venice are also close by, providing attractive walking and cycling routes into Central London.

Elgin Mansions

Approx. Gross Internal Area
97.00 sq m / 1044 sq ft



Second Floor
For Illustration Purposes Only

This Floor Plan Should Be Used As A General Outline For Guidance Only And Does Not Constitute In Whole Or In Part An Offer Or Contract.
Any Intending Purchaser Or Lessee Should Satisfy Themselves By Inspection, Searches, Enquiries And Full Survey As To The Correctness Of Each Statement.
Any Areas, Measurements Or Distances Quoted Are Approximate And Should Not Be Used To Value A Property Or Be The Basis Of Any Sale Or Let.

Council Tax Band EPC Rating C

24 Bristol Gardens

London

W9 2JQ

hello@draperlondon.com

0203 143 1900

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales	EU Directive 2002/91/EC	71	