



Lauderdale Mansions

Lauderdale Road, W9

Asking Price £1,550,000

Positioned on the ground and garden level of this ever-popular mansion block, is this rare four bedroom apartment spanning approximately 1400 square feet and also benefitting from direct access to wonderful communal gardens.

With abundant natural light and high ceilings throughout, the accommodation comprises a spacious open plan reception, a separate fully fitted eat in kitchen, master bedroom with plentiful storage, three further double bedrooms and two further bathrooms.

Lauderdale Mansions is perfectly positioned moments from Lauderdale Parade, Paddington recreation ground and a short walk to the cafes and restaurants of Clifton Road, with the closest underground stations being Warwick Avenue and Maida Vale (both Bakerloo Line).



Lauderdale Mansions

Lauderdale Road, W9

- A rare 4-bedroom Lauderdale Mansions apartment spanning approx. 1400 square feet.
- Benefitting from direct access to the stunning communal gardens.
- The apartment comes with a share in the freehold and exceptionally long underlying lease.



Tenure: Share of Freehold 949 years 9 months

Service Charge: £5,168 pa

Ground Rent: £100 pa

Local Authority: City of Westminster

Council Tax Band: F

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	68 D	78 C
39-54	E		
21-38	F		
1-20	G		

Chestertons Little Venice Sales

26 Clifton Road

Maida Vale

London

W9 1SX

littlevenice@chestertons.co.uk

020 7286 4632

chestertons.co.uk

Lauderdale Mansions,
Lauderdale Road, W9

○ - Ceiling Height



Approx Gross Internal Area 1382 Sq Ft - 128.39 Sq M

Every attempt has been made to ensure the accuracy of the floor plan shown. However, all measurements, fixtures, fittings, and data shown are approximate interpretations and for illustrative purposes only. Measured according to the RICS. Not To Scale.

www.goldlens.co.uk
Ref. No. 030778KH

