



ELGIN AVENUE
MAIDA VALE
LONDON
W9 1NJ

PRICE: £2,200 PCM

FURNISHED/UNFURNISHED

*** VIDEO TOUR AVAILABLE ***

We are delighted to offer this top floor 2 bedroom flat located opposite Maida Vale Tube Station.

Recently refurbished this apartment benefits from 2 double bedrooms, reception room with fitted open plan kitchen, tiled modern bathroom and is neutrally decorated throughout.

Located opposite Maida vale tube station

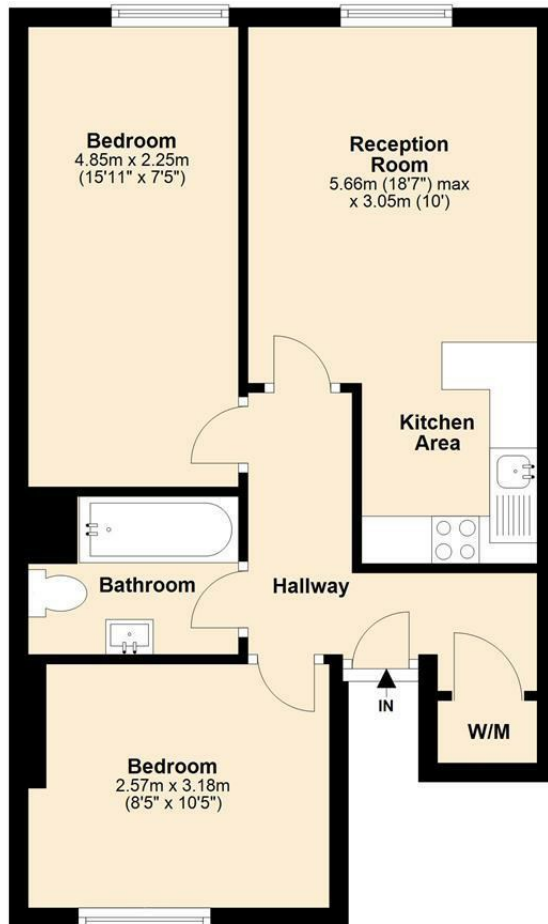
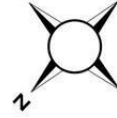
Super value - Must be seen



- FEATURES:**
- Great Location
 - 2 x Double Bedroom
 - 30 seconds from Tube Station
 - Modern Decor

Third Floor

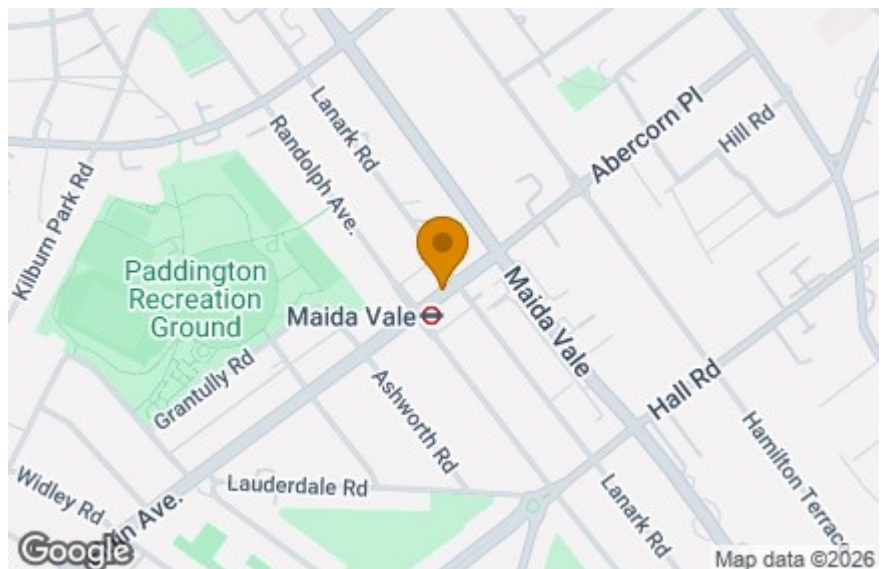
Approx. 45.4 sq. metres (488.8 sq. feet)



Total area: approx. 45.4 sq. metres (488.8 sq. feet)

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

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales			
EU Directive 2002/91/EC			



IMPORTANT NOTICE

Whilst every attempt has been made to ensure the accuracy of these details and floor plans contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans and details are for representation only as defined by RICS code of measuring practice and should be used as such by any prospective purchaser.

Not to scale. Copyright: RHW Estates