

## Fermoy Road, W9

£450,000

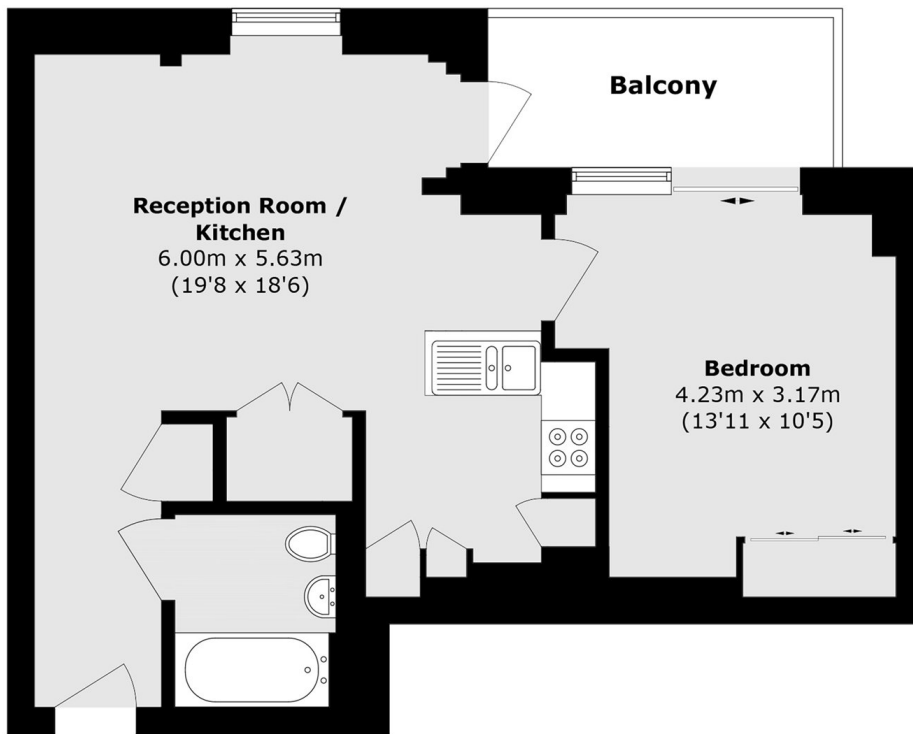
A first floor flat set in a purpose-built block. This well-presented property features a double bedroom, open plan kitchen/reception, private balcony and wooden flooring throughout.

Fermoy Road is less than half a mile from multiple transport links to central London. It is walking distance of all the local amenities of Maida Vale and Westbourne Grove, along with the sporting facilities of Paddington Recreational Ground.

### Features

- Purpose-Built Block
- First Floor Flat
- Long Lease
- Open Plan Reception
- Private Balcony
- Lift & Security Fob Access

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Total area (approx.): 55.0 sq. m (592.0 sq. ft)

Balcony area (approx.): 6.7 sq. m (72.1 sq. ft)