

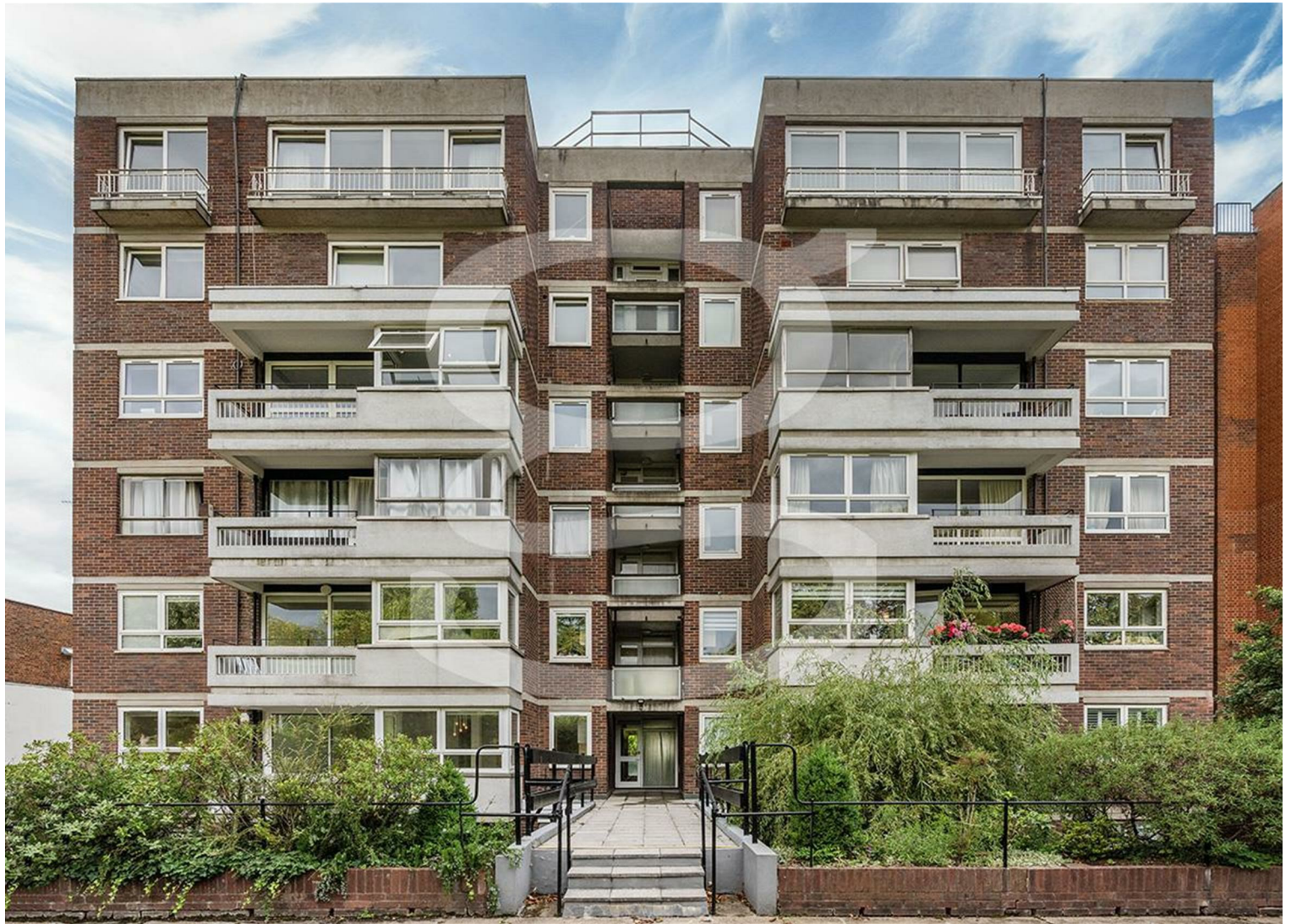


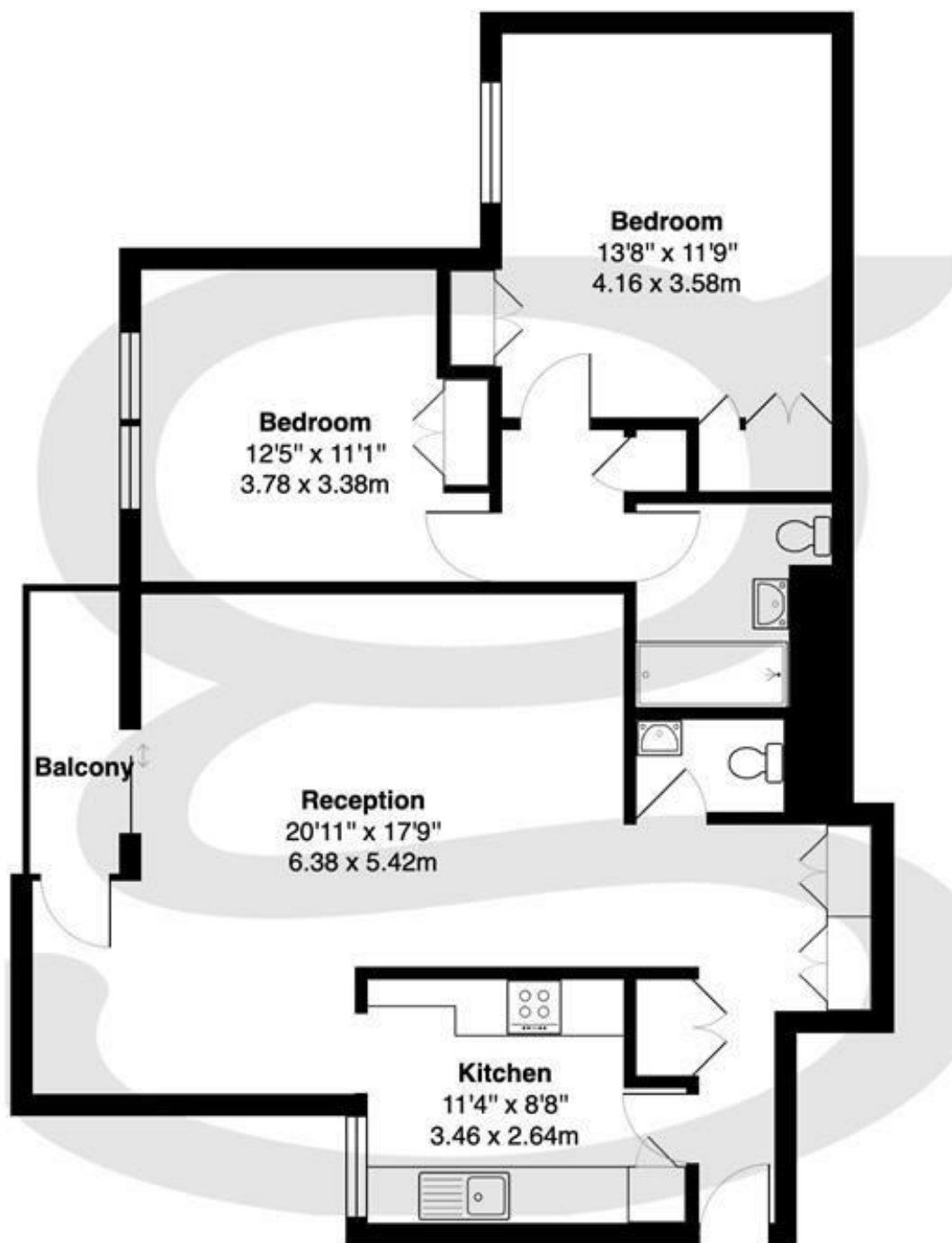
Marlborough, Maida Vale W9 £4,000 Per Month Unfurnished

A beautifully presented apartment situated on the first floor (with lift) of a well-maintained block, with day porter, in the heart of Maida Vale.

Extending to approximately 915 sq. ft., the property has undergone a complete refurbishment to an exceptionally high standard. The accommodation comprises an impressive reception room with access to a private balcony, a newly fitted kitchen, two generous double bedrooms, a contemporary bathroom and a separate guest WC.

Residents also benefit from access to attractive communal gardens. Off-street parking may be available by separate negotiation for £250 per month.





1st Floor

Marlborough, Maida Vale, W9

Total Gross Internal Area: 915 ft² ... 85.0 m²

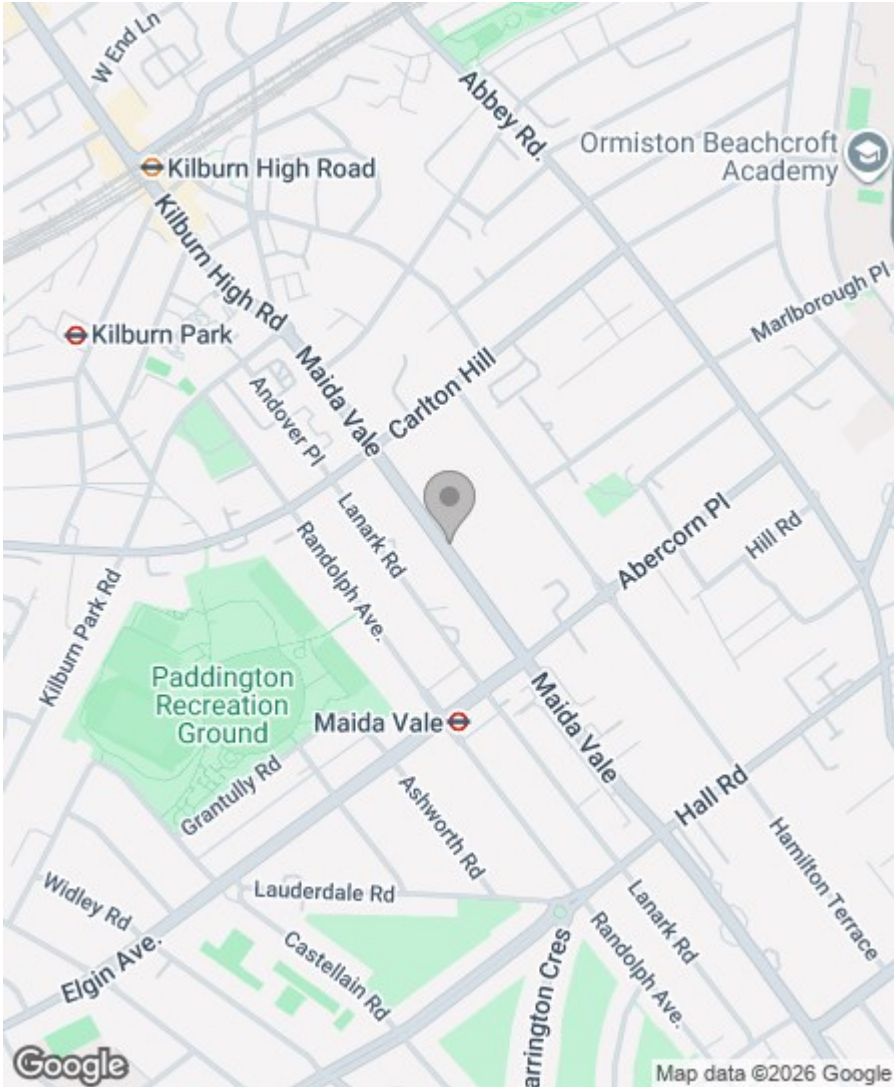
All measurements are approximate and for identification guideline purposes only, not to scale.
Compliant with the RICS code of measuring practice

Property Overview

Location	Maida Vale, W9
Price	£4,000 Per Month
Bedrooms	2
Bathrooms	1
Receptions	1
Council	Westminster
Tax Band	F
Furnishing	Unfurnished

Key Features

- Two spacious double bedrooms
- First-floor apartment
- Approximately 915 sq. ft.
- Completely refurbished throughout
- Large reception room and private balcony
- Contemporary kitchen and bathroom
- Separate guest WC
- Communal gardens
- Off-street parking by separate negotiation at £250 pcm
- Prime Maida Vale location



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	81	83
(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	

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