



Lanark Road

Maida Vale, W9

Asking Price £499,950

A two bedroom apartment spanning over 500sqft with modern interiors throughout. The property comprises of two bedrooms, one larger master bedroom with built in storage and a smaller second bedroom. The bathroom has been modernised to a high standard with a three piece suite.

The large living room offers the perfect entertaining space with a separate kitchen which has built in appliances and quartz countertop.

The apartment is conveniently located just a short distance from Elgin Avenue allowing easy access to an excellent selection of restaurants, local cafes and bars. The area is very well connected, with Maida Vale underground station (Bakerloo line) within easy reach.

CHESTERTONS



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- Modern interior
- Over 500sqft
- Close proximity to Paddington Recreational ground
- Wooden floors throughout



Tenure: Share of Freehold 81 years 6 months
Service Charge: £2,454 pa
Ground Rent: £10 and additional rent
Local Authority: City of Westminster
Council Tax Band: E

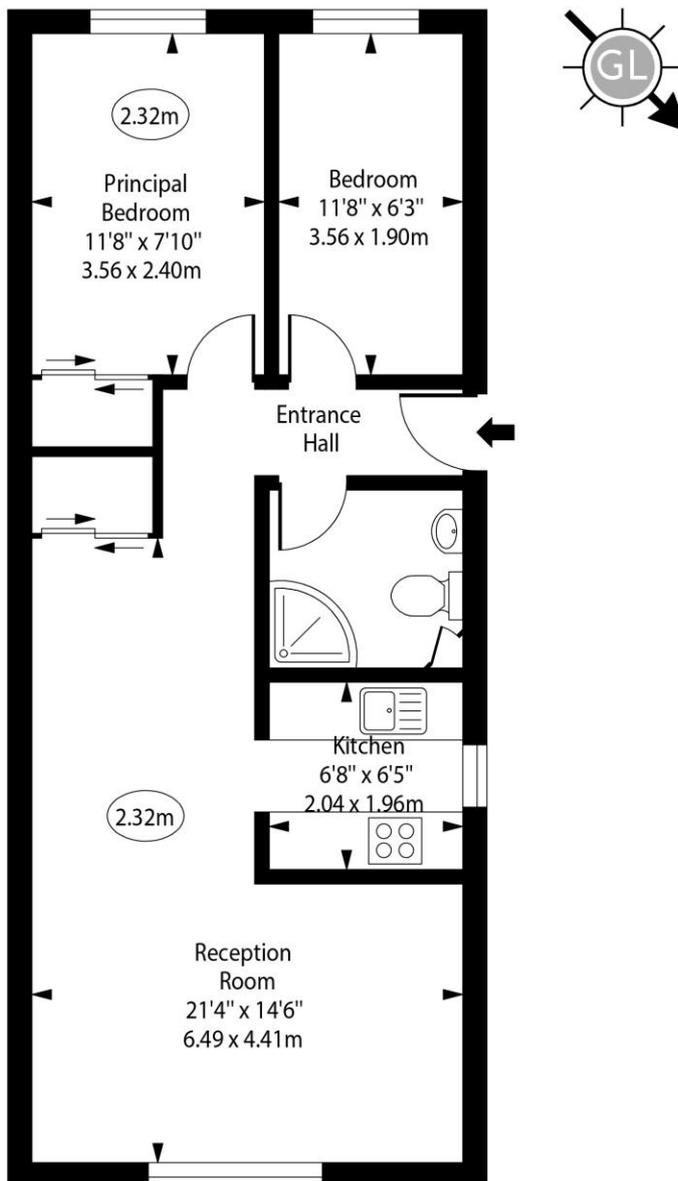
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	77 C	79 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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○ - Ceiling Height



Raised Ground Floor

Approx Gross Internal Area 556 Sq Ft - 51.65 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.

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