



## SUTHERLAND AVENUE, W9 £625 PER WEEK / £2,708.33 PER MONTH FURNISHED

A charming and beautifully-appointed furnished apartment, benefitting from a simply stunning private south facing 60 foot zen-inspired garden. Sutherland Avenue is situated close to all the local amenities offered by this fashionable area including shops, cafes, the Regents Canal (0.4 miles) and Warwick Avenue Underground Station (Bakerloo line - 0.3 miles).

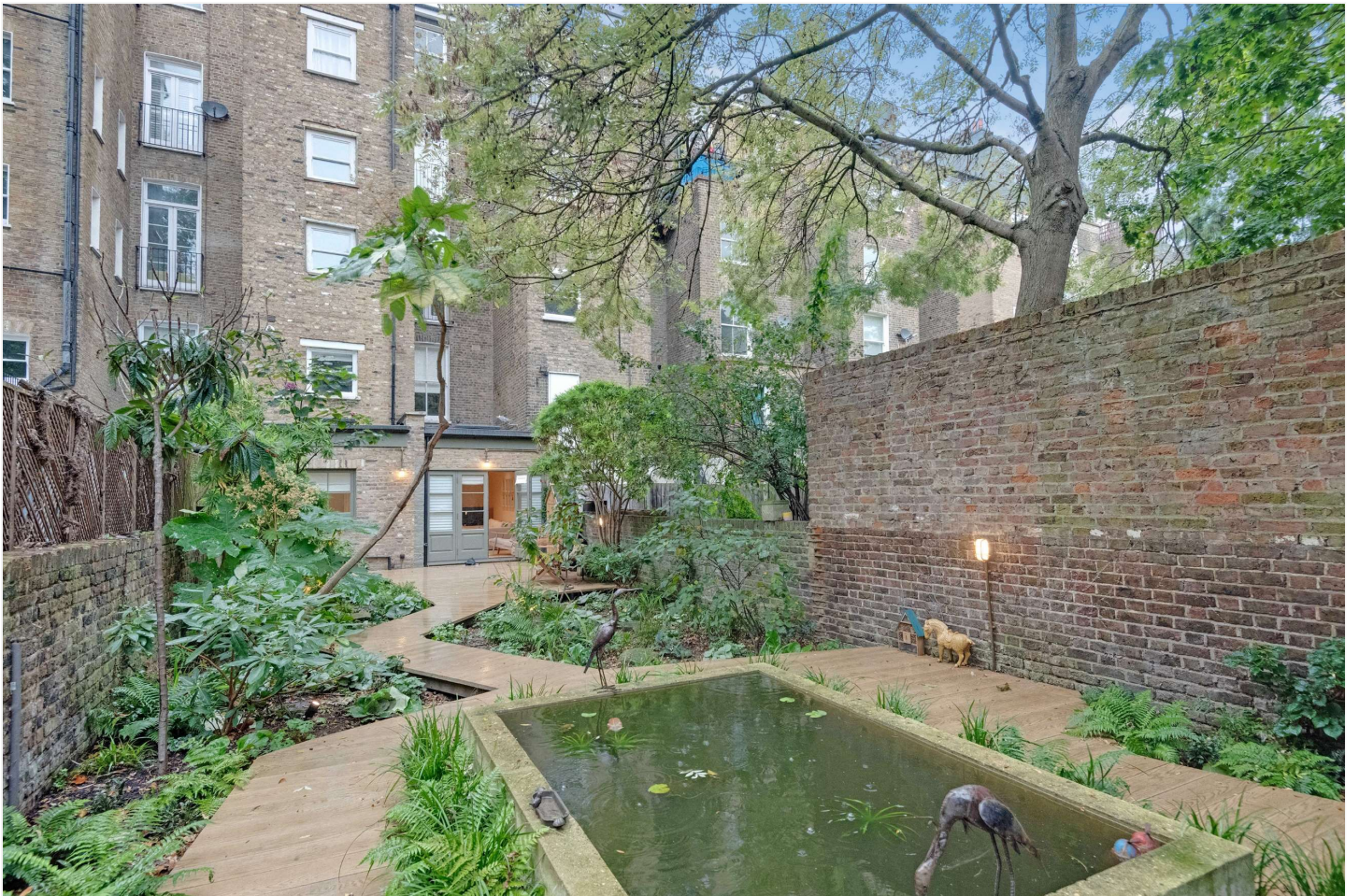
Bedroom | Shower Room | Reception | Kitchen | Zen Garden | Furnished

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for every step...

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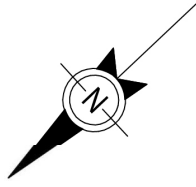




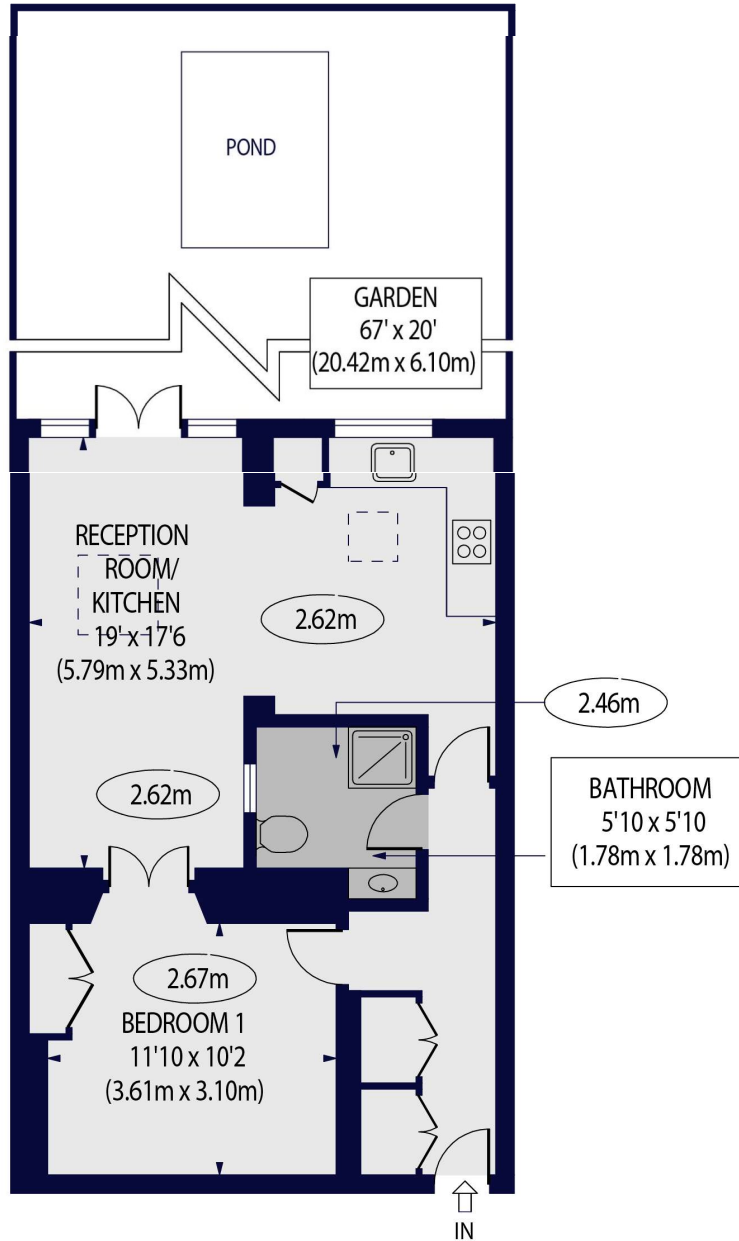


REAR BASEMENT FLAT,  
SUTHERLAND AVENUE, LONDON, W9 2HF

Approx. Gross Internal Floor Area 566 sq ft. / 52.58 sq.m



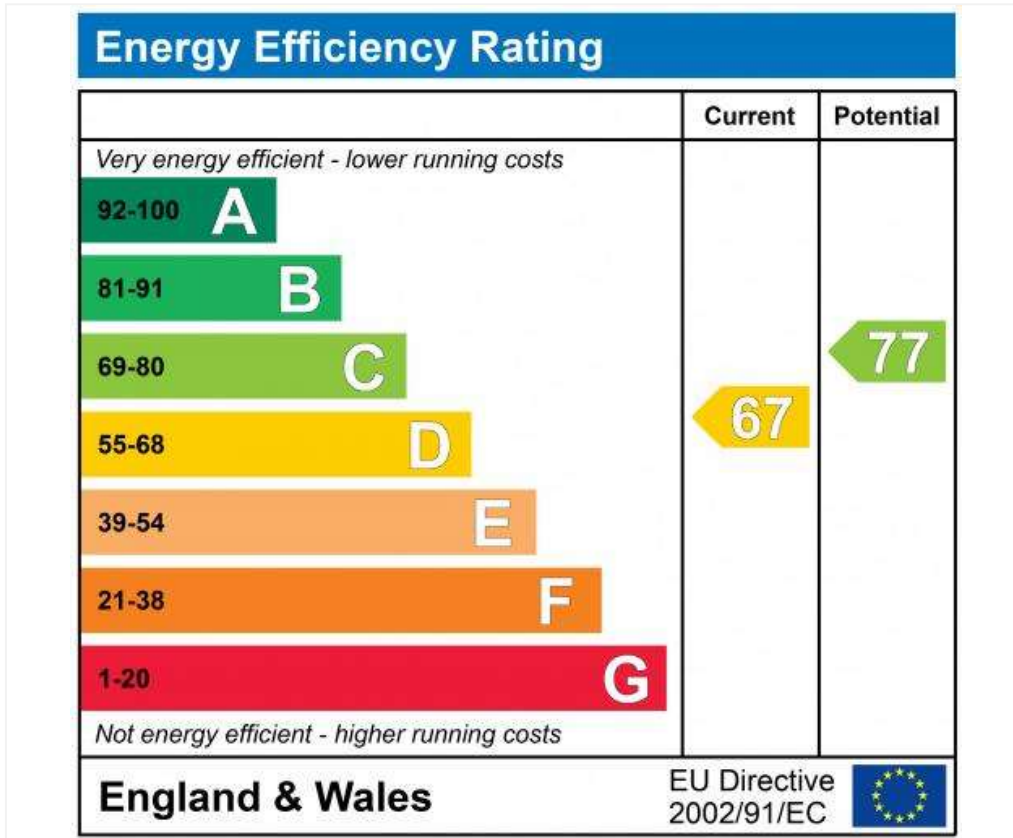
○ - Ceiling Height



LOWER GROUND FLOOR

For Illustration Purposes Only - Not To Scale Floor Plan by [www.nogaphotostudio.com](http://www.nogaphotostudio.com) Ref: No.48269  
This floor plan should be used as a general outline for guidance only. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

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**Tenancy Deposit:** £3,125.00

**Holding Deposit:** 1 weeks rent where the rent is up to £50,000 per annum, 2 weeks rent where the rent is over £50,000 per annum

**Council Tax Band:** B

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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