

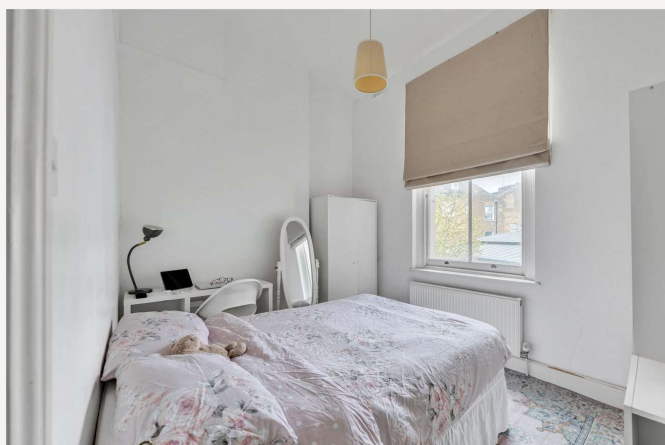


Goldney Road, W9

OIEO £500,000 *Leasehold*



Winkworth are pleased to offer this spacious first-floor, two double bedroom apartment, ideally situated on Goldney Road. Arranged over split levels, the property offers generous proportions throughout, complemented by high ceilings and large windows. The accommodation includes a bright reception room, two well sized double bedrooms, and a fully fitted kitchen/breakfast room, making it ideal for both comfortable living and entertaining. Goldney Road benefits from a charming central green space that adds to its quiet, residential appeal. The property is conveniently located approximately 0.6 miles from Warwick Avenue Underground Station (Bakerloo line) and 0.5 miles from Royal Oak Underground Station (Circle and Hammersmith & City lines), providing excellent transport links across London. The vibrant Portobello Road is approximately 0.7 miles away, while the picturesque canals of Little Venice are just 0.3 miles away, offering an array of cafes, restaurants and scenic walks right on your doorstep.



Winkworth Maida Vale

020 7289 1692 | maidavale@winkworth.co.uk

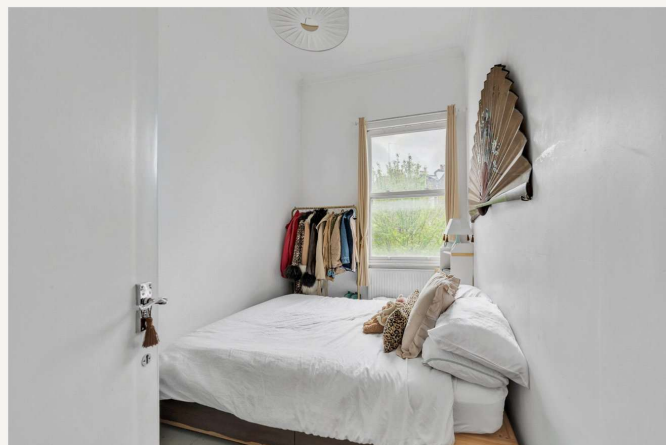
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KEY FEATURES

- Two Bedrooms
- Bathroom
- Reception Room
- Kitchen/Breakfast Room
- Leasehold



MATERIAL INFO

Tenure: Leasehold

Lease Expiry Date: 25/03/2112

Service Charge: £490 per annum

Ground Rent: £125 Annually (subject to increase)

Council Tax Band: D

EPC rating: C





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69 C	73 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

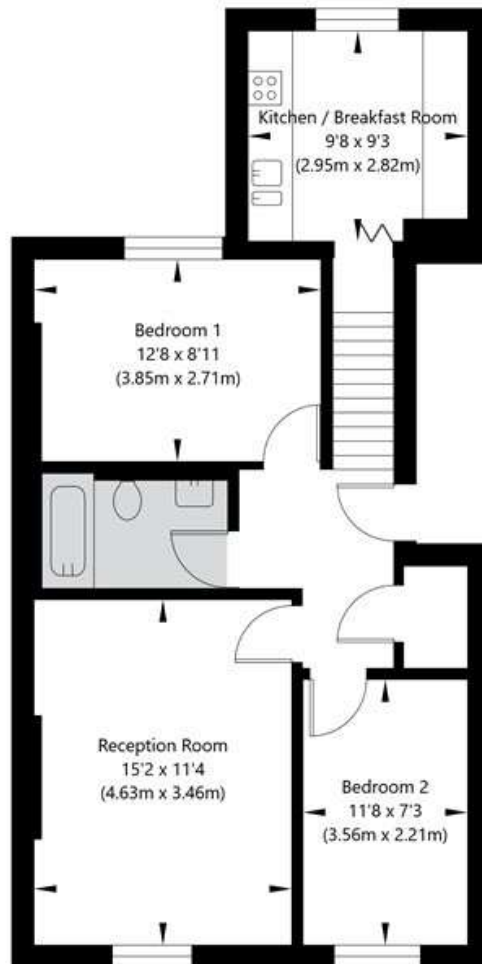
For more information, scan the QR code or visit the link below



<https://www.winkworth.co.uk/sale/property/SJD260130>

Goldney Road, Maida Vale, London W9 2AR

First Floor
GROSS INTERNAL FLOOR AREA
APPROX. 58.21 SQ M / 627 SQ FT



APPROXIMATE GROSS INTERNAL FLOOR AREA 58.21 SQ M / 627 SQ FT
THIS FLOOR PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND
SHOULD BE USED FOR THIS PURPOSE BY PROSPECTIVE APPLICANTS AS ITS NOT TO SCALE.

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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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