



Clive Court, London, W9

£549,950 *Share of Freehold*



An opportunity to purchase a well-proportioned two-bedroom fourth floor apartment fully refurbished, forming part of this well-known purpose-built block with added advantage of a lift, portage and a westerly facing balcony of the reception room. The apartment is ready for immediate occupation, located to the rear of the building with a peaceful quiet aspect overlooking Little Venice. The apartment offers a wealth of natural light with a spacious open plan reception room / kitchen, a principle bedroom suite, a second bedroom and a shower room. Clive Court is situated close (Approx. 0.2 Miles) to the boutique shops, cafes on Clifton Road, the famous Regents Canal and the Underground at Warwick Avenue (Approx. 0.5 Miles).



Winkworth Maida Vale

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KEY FEATURES

- Two Bedrooms
- Two Shower Rooms
- Kitchen/Reception Room
- Balcony
- Advantage of a lift
- Porterage
- Share of Freehold



MATERIAL INFO

Tenure: Share of Freehold

Lease Expiry Date: 01/01/3017

Service Charge: £5,776.40 per annum

Service Charge Note: Including £1,229.92 Sinking Fund

Ground Rent: £0 Annually (subject to increase)

Council Tax Band: D

EPC rating: D





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	61 D	
39-54	E		
21-38	F		
1-20	G		

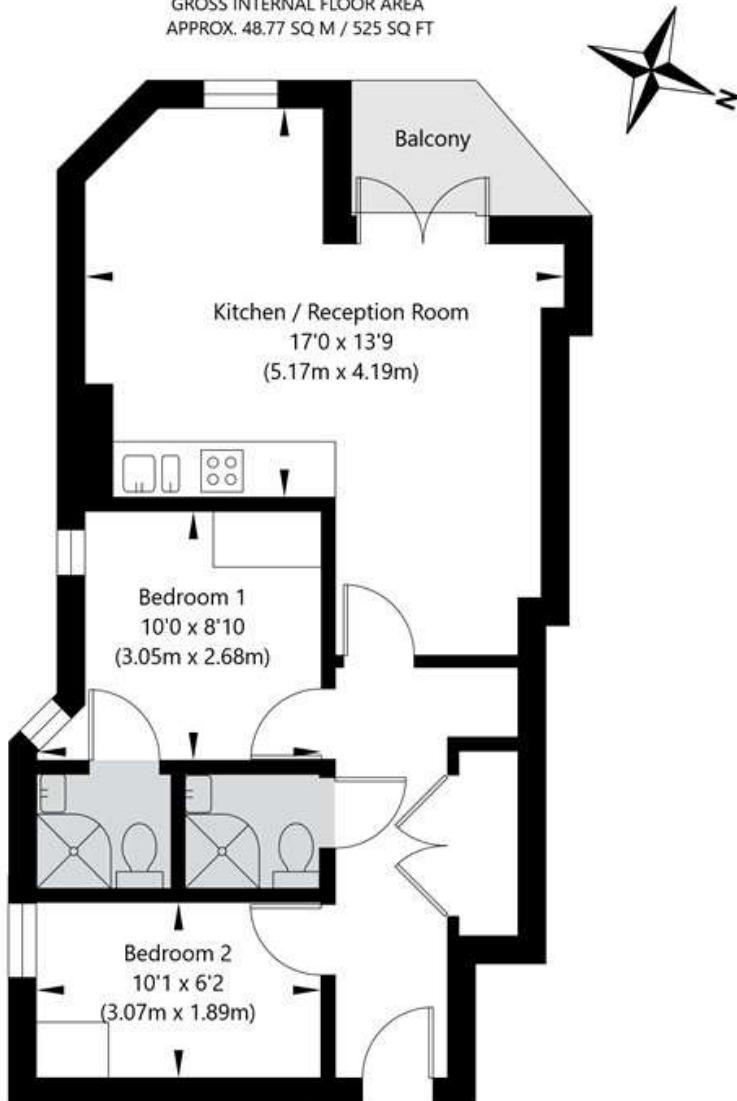
For more information, scan the QR code or visit the link below



<https://www.winkworth.co.uk/sale/property/MDV250103>

Clive Court, Maida Vale, London W9 1SF

Fourth Floor
GROSS INTERNAL FLOOR AREA
APPROX. 48.77 SQ M / 525 SQ FT



APPROXIMATE GROSS INTERNAL FLOOR AREA 48.77 SQ M / 525 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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