

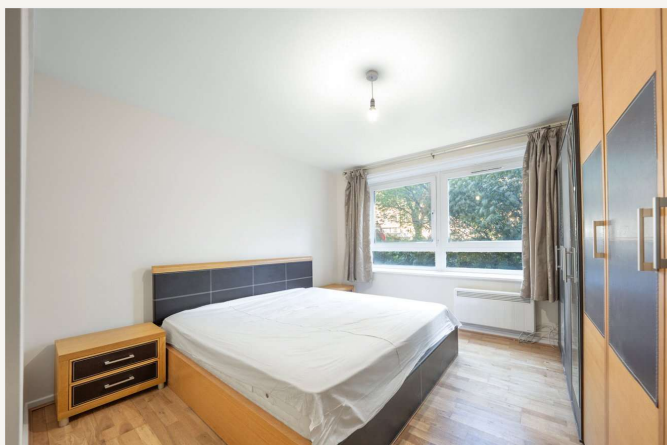


Maida Vale, W9

£695,000 *Leasehold*



A larger than average two double bedroom apartment in good decorative order forming part of this well-known and sought after purpose built block. The apartment is ready for immediate occupation, located in the heart of Little Venice with twenty four hour security. The apartment has well-proportioned accommodation; with a large reception area leading on to a kitchen/breakfast room, a principal bedroom with an en-suite bathroom, a second double bedroom with an en-suite shower room and a guest cloakroom. Stuart Tower is positioned just 0.35 miles from Warwick Avenue Underground Station (Bakerloo Line) and 0.2 miles from the boutique shops and restaurants on Clifton Road and the famous Regents Canal. Paddington Recreation Ground is a short walk approximately 0.5 Miles away, with outstanding children's play area, fantastic sport facilities including tennis courts and running tracks.



Winkworth Maida Vale

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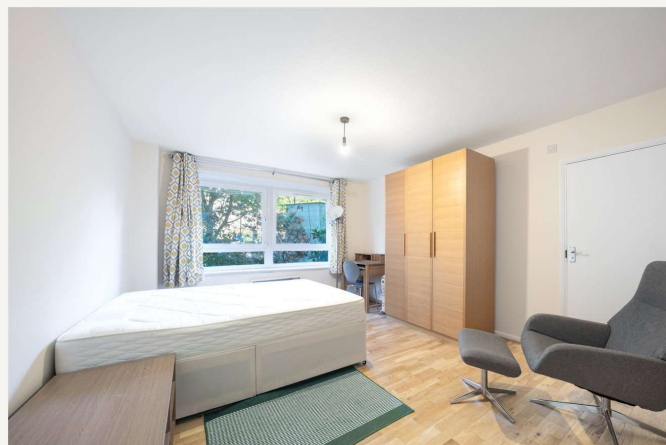
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KEY FEATURES

- Principal Bedroom with En-Suite Shower Room
- Second Bedroom with En-Suite Bathroom
- Guest WC
- Open Plan Kitchen/Reception Room
- Ground Floor
- 24HR Concierge
- Leasehold



MATERIAL INFO

Tenure: Leasehold

Lease Expiry Date: 24/06/2980

Service Charge: £3,804.16 per annum

Ground Rent: £0 Annually (subject to increase)

Council Tax Band: F

EPC rating: E





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D		
39-54	E	48 E	
21-38	F		
1-20	G		

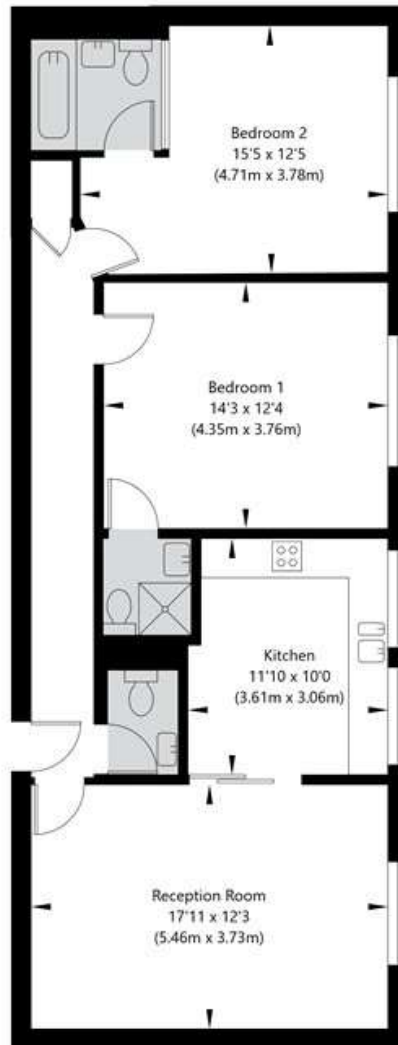
For more information, scan the QR code or visit the link below



<https://www.winkworth.co.uk/sale/property/MDV260039>

Stuart Tower, 105 Maida Vale, London, W9 1UD

Ground Floor
GROSS INTERNAL FLOOR AREA
APPROX. 83.65 SQ M / 900 SQ FT



APPROXIMATE GROSS INTERNAL FLOOR AREA 83.65 SQ M / 900 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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