



Maison Chase

**RANDOLPH AVENUE, MAIDA VALE, WARWICK AVENUE, LONDON W9**

**£795 PW**



**A STUNNING AND SPACIOUS 3 BED - 2 BATH - MAIDA VALE, LONDON W9**

**PROPERTY REFERENCE CODE: RL0155**

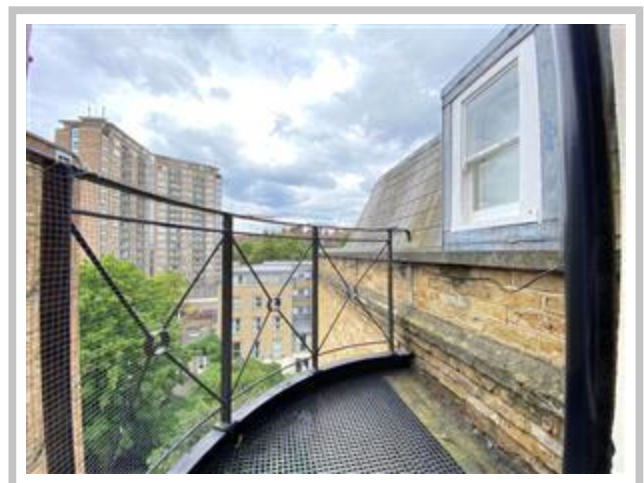
## **RANDOLPH AVENUE, MAIDA VALE, WARWICK AVENUE, LONDON W9**

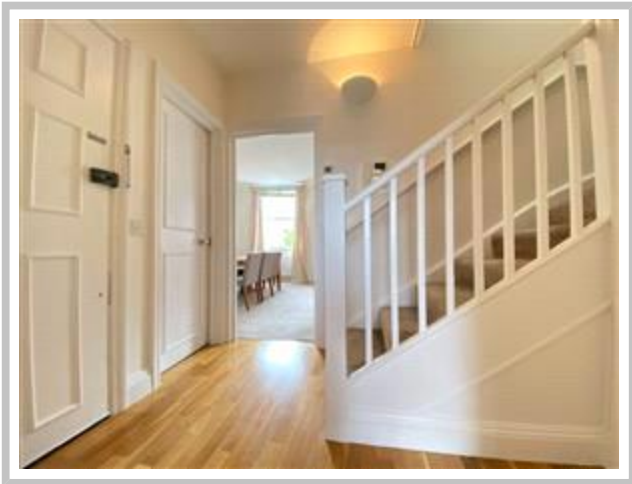
An amazing and spacious 3 bedroom - 2 bathroom flat, presented to an excellent standard throughout and located in a great location, close to the excellent amenities that can be found in Maida Vale.

- 3 WELL-PROPORTIONED BEDROOMS, ONE WITH EN-SUITE
- SPACIOUS RECEPTION ROOM WITH SPACE TO DINE
- FURTHER FAMILY BATHROOM
- SECURE STUCCO FRONTED CONVERSION
- MODERN SEPARATE KITCHEN
- MOMENTS FROM PADDINGTON RECREATION GROUND

A stunning 3 bedroom duplex apartment positioned over the upper floors of this stucco-fronted conversion. The property benefits from airy living space, a lift within the building, and access to two balconies. The accommodation comprises a master bedroom with en-suite bathroom and balcony, two further double bedrooms, an additional family bathroom, a spacious living room with dining area, guest WC and separate fitted kitchen diner with access to a balcony.

Council Tax Band: G





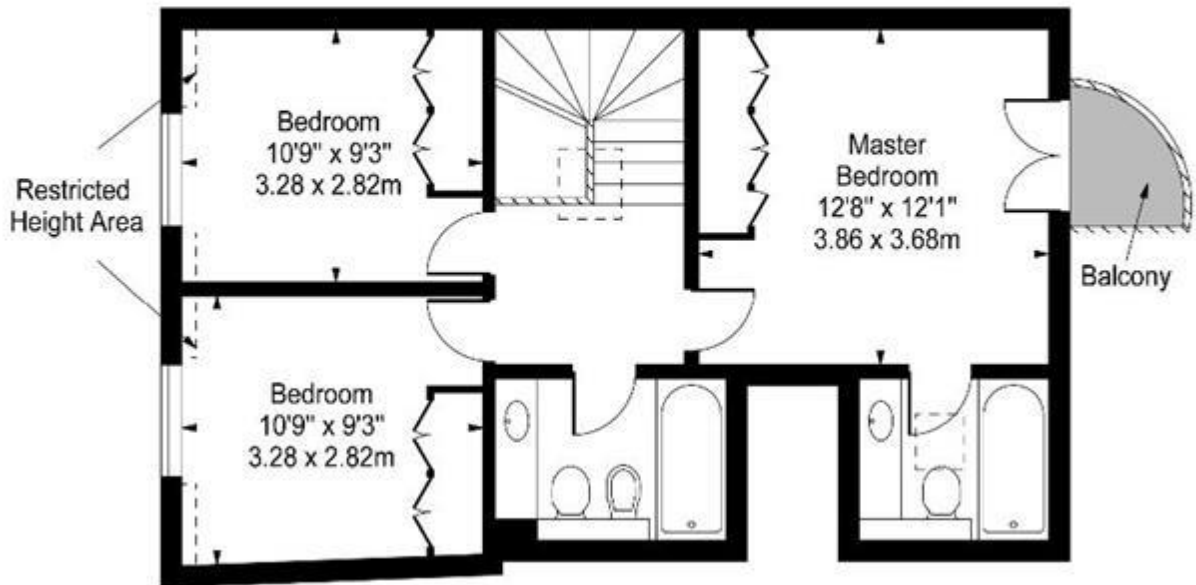


Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>67</b>	<b>75</b>
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

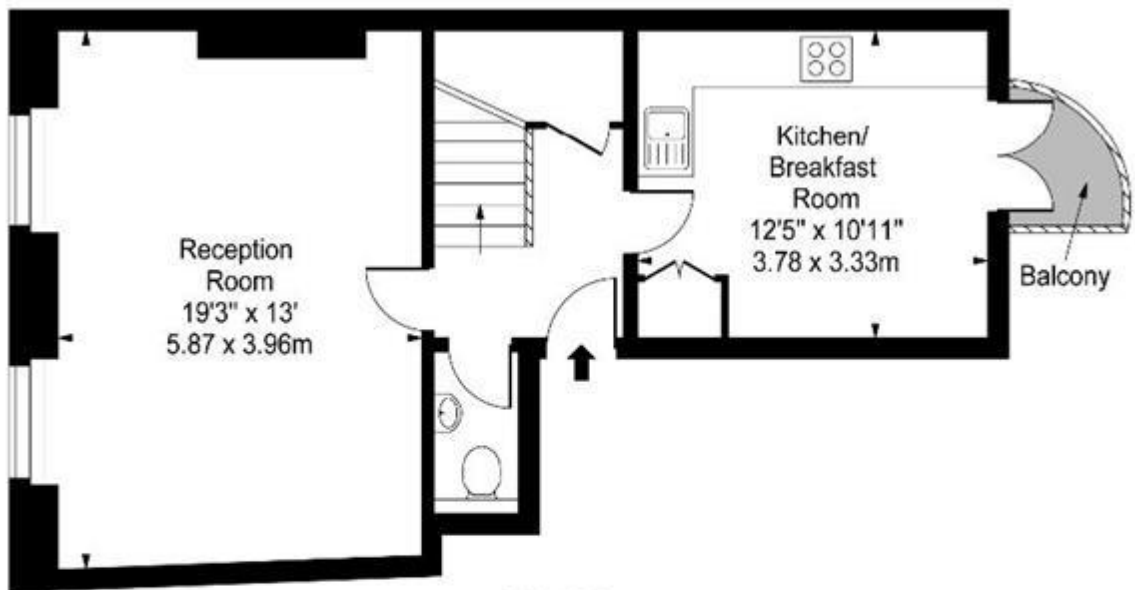
The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.

**Carriage House,  
Randolph Avenue, W9**



Fourth Floor



Third Floor

**Approx Gross Internal Area 1040 Sq Ft - 96.62 Sq M**

(Including Restricted Height Area)

For Illustration Purposes Only - Not To Scale

Viewing by appointment only  
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