



## ELGIN MANSIONS, MAIDA VALE, LONDON, W9 £1,250,000 LEASEHOLD

A beautifully presented bright top floor three double bedroom apartment with well-proportioned accommodation, forming part of this well-known sought after mansion block with a balcony overlooking well-kept communal gardens. This recently refurbished apartment is in excellent condition, offering a wealth of natural light with a large open-plan fully fitted kitchen/dining area, three double bedrooms, bathroom suite, separate shower room and grand reception area. Elgin Mansions has recently upgraded the common areas and is situated in the heart of this fashionable area, close to boutique shops cafes on Elgin Avenue, adjacent to Paddington Recreation Ground and 0.2 miles from Maida Vale underground station (Bakerloo line).

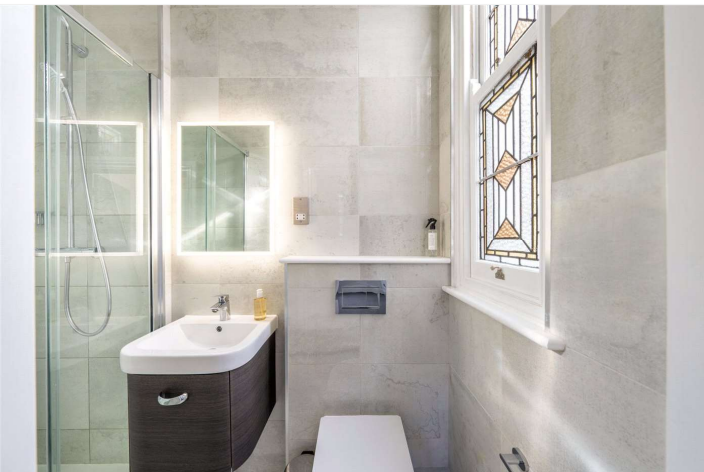
Three Double Bedrooms | Family Bathroom | Shower Room | Reception Room |  
Kitchen/Breakfast Room | Balcony | Leasehold

**Winkworth**

for every step...

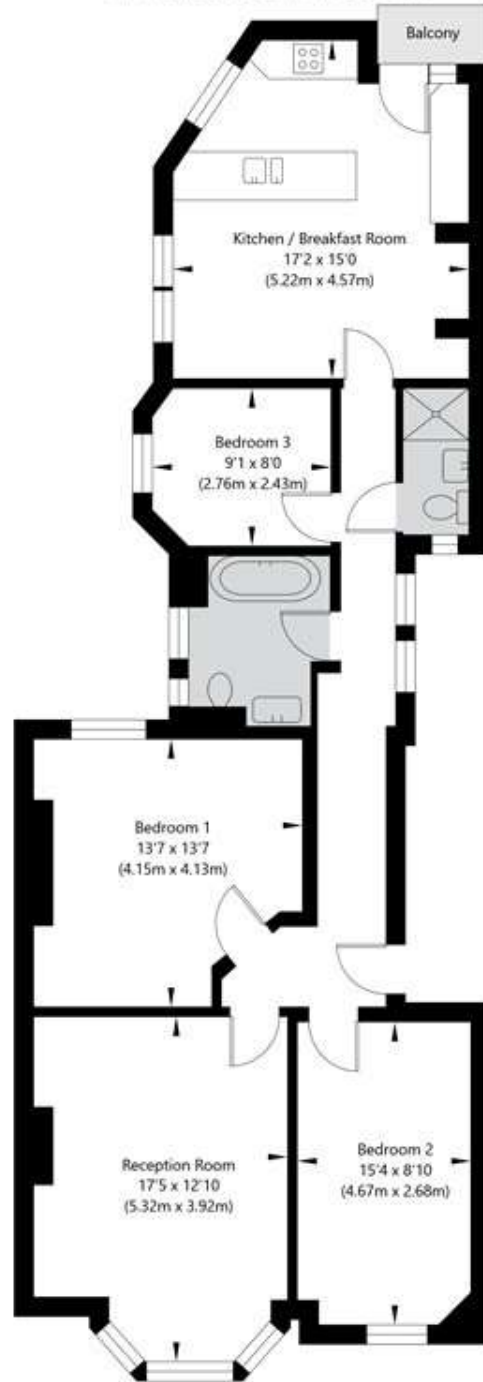
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# Elgin Mansions, Elgin Avenue, London W9 1JQ

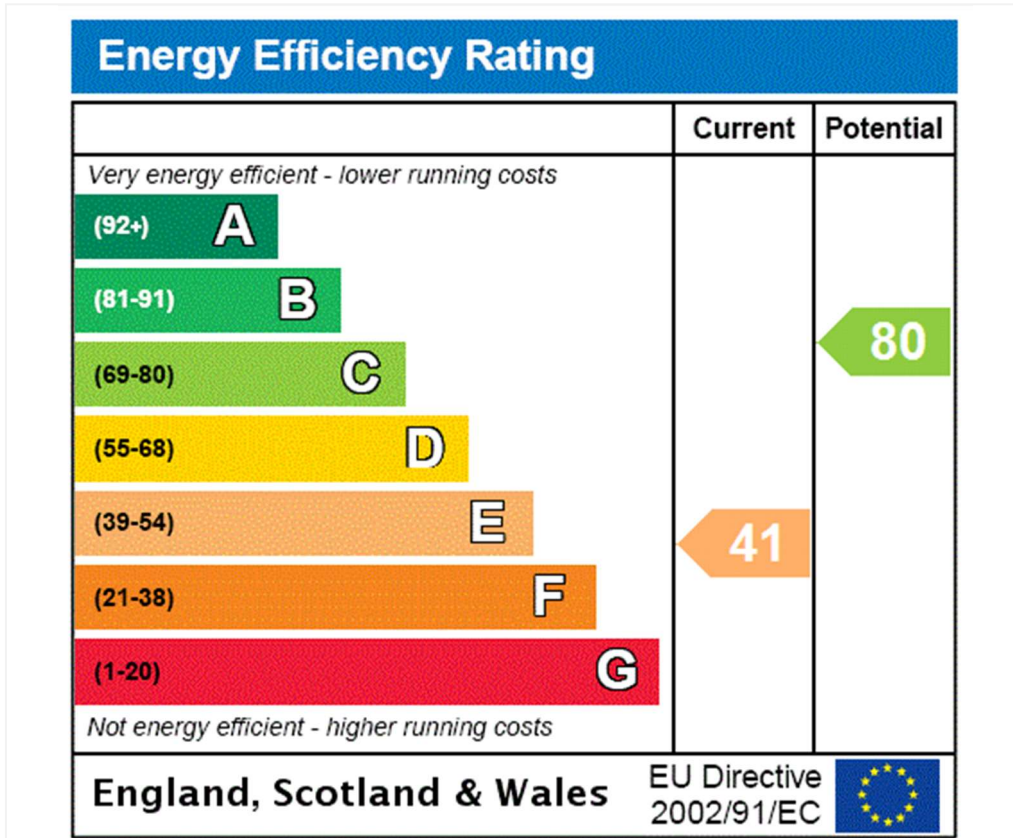
Third Floor  
GROSS INTERNAL FLOOR AREA  
APPROX. 98.48 SQ M / 1060 SQ FT



APPROXIMATE GROSS INTERNAL FLOOR AREA 98.48 SQ M / 1060 SQ FT  
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**Tenure:** Leasehold

**Term:** Expires - 01/12/2997

**Service Charge:** £3791 per annum

**Ground Rent:** £ 75 Annually (subject to increase)

**Council Tax Band:** F

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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