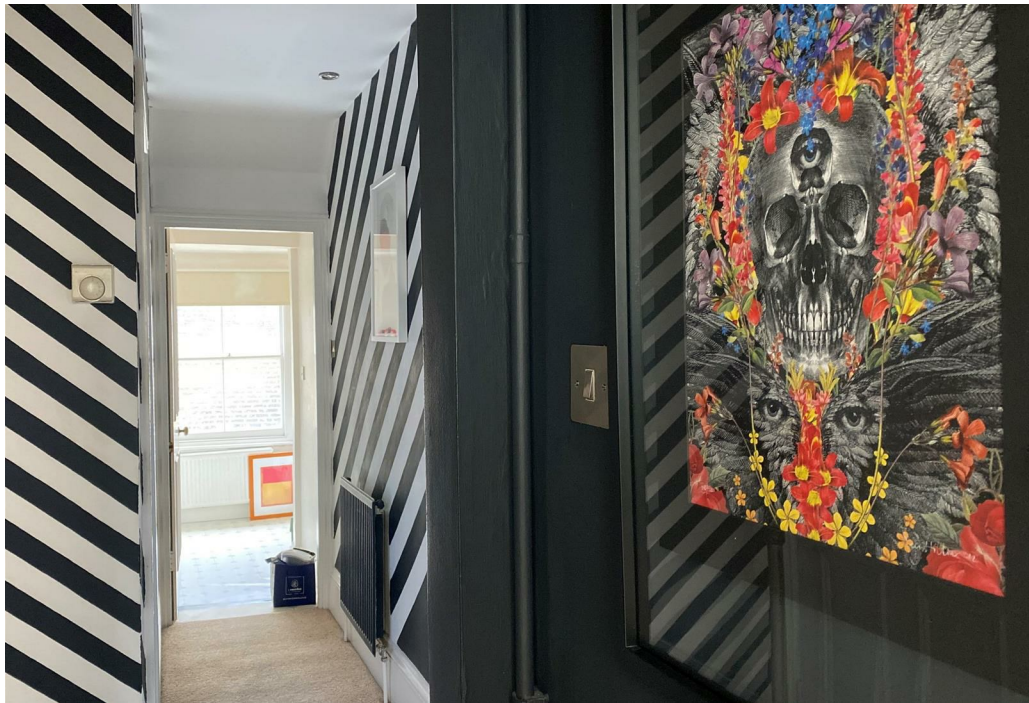




*Warwick Avenue, London, W9 2PU*  
*Asking Price £550,000 Leasehold*



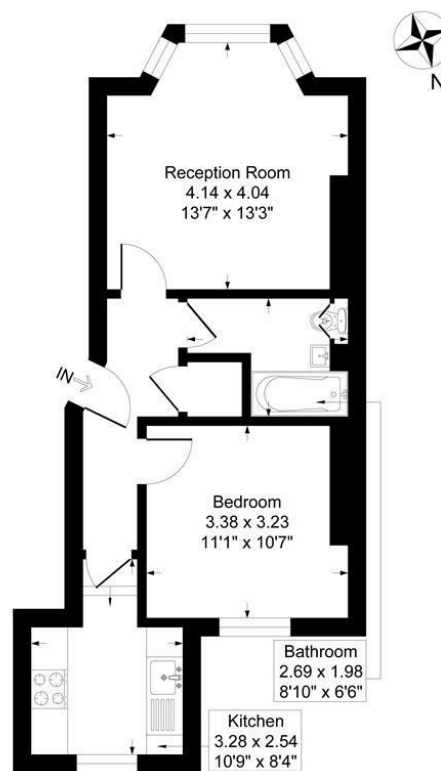


1 x  1 x  1 x 

A bright one bedroom flat on the raised ground floor of a white stucco period building on Warwick Avenue with stylish reception having period features including Victorian fireplace, high ceilings, and shutters at the bay window, the double bedroom with good storage and views to the gardens at the back of the building, a separate kitchen and tiled bathroom. Within two minutes of Warwick Avenue tube and the bars and cafes of Formosa Street as well as the picturesque walks along the Regents canal and Paddington Basin.



Warwick Avenue, London, W9  
Approximate Gross Internal Floor Area = 44.5 sq m / 479 sq ft



Raised Ground Floor

Illustration for identification purposes only, measurements are approximate, not to scale.

**Important Notice** Debussy Property Service Ltd trading as Braithwait for themselves and for the vendor of this property whose agents they are, give notice that (i) these particulars do not constitute any part of an offer or contract, (ii) all statements contained within these particulars are made without responsibility on the part of Braithwait or the vendor, (iii) whilst none in good faith, none of the statements contained within these particulars are to be relied upon as a statement of representation or fact, (iv) any intending purchaser must satisfy him/herself by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (v) the vendor does not make or give either Braithwait or any person within their employment any authority to make or give any representation or warranty whatsoever in relation to this property. Wide angled lenses may be used in photographs.

Call us on 0207 289 8889 or email [sales@braithwait.co.uk](mailto:sales@braithwait.co.uk)

