



Edgware Road  
, W2 1TH

£450 Per Week

An extremely bright and stylish one double bedroom apartment located on the top/ Third floor (No lift) of this conveniently placed converted building, just stone's throw from LITTLE VENICE ( Regent Canal with walking route to Regent's Park and Camden Lock ), within easy walking distance to both Maida Vale and Warwick Avenue underground stations.

This fine property comprises of:- entrance stairwell/landing with sky light, bright open plan lounge / kitchen with fitted appliance and ample storage, double bedroom, modern fitted shower room, utility cupboard. Shower/WC. The property also benefits from having wooden flooring throughout, secure entry, excellent access to great public transport : Bakerloo line from Warwick Avenue tube and bus routes along Edgware Road; as well as excellent local shopping and smart cafes at Clifton Gardens of Maida Vale - with ALDI located opposite.

The flat is offered furnished and is available now for long let only.

- One Double Bedroom
- Large reception with open plan fitted kitchen
- Second Floor
- Wooden Flooring
- Minutes to Little Venice
- Good for Transport : easy walking distance to Maida Vale and Warwick Avenue tubes

## Viewing

Please contact our Messila Residential Office on 020 7586 6699 if you wish to arrange a viewing appointment for this property or require further information.



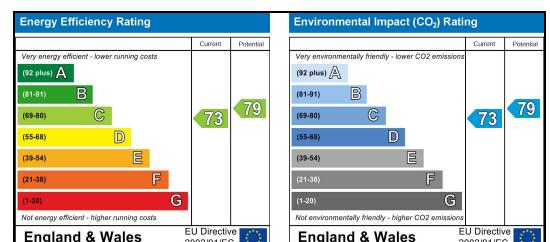
## Floor Plan



## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

### Messila Residential

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