



Hamilton Court, 149 Maida Vale,
, W9

Asking Price £1,300,000, Leasehold

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HAMILTON COURT





Description

An excellent opportunity to make this large, lateral and bright apartment your own in Hamilton Court. The property offers three generous double bedrooms, a spacious double reception room, and the added benefit of parking.

Hamilton Court is a prestigious Art Deco development in the heart of Maida Vale and benefits from concierge services. The common parts have recently undergone extensive refurbishment, thoughtfully modernising the building while respecting its distinctive Art Deco character.

The property is located less than 0.1 miles from Maida Vale Underground Station (Bakerloo Line), providing convenient access to the West End. The cafés, restaurants and local amenities of Clifton Road are moments away, and Paddington Recreation Ground is also within 0.1 miles. EPC Rating C. Westminster Council Tax Band G.

Key Features

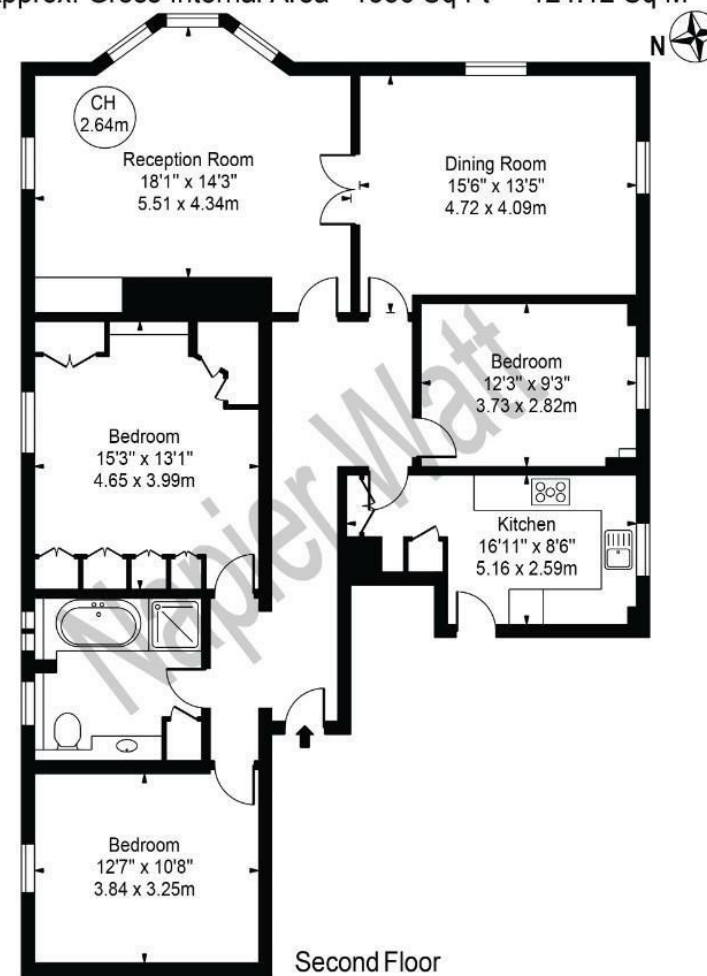
- DOUBLE RECEPTION ROOM
- PARKING
- PORTER
- PASSENGER LIFT

Terms

Leasehold: 977 Years remaining.
Service Charge: £4900 PA. Res Fund £996 PA.

Hamilton Court

Approx. Gross Internal Area 1336 Sq Ft - 124.12 Sq M



For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

IMPORTANT: We would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.