



Sutherland Avenue, Maida Vale W9

£1,500,000

A stunning Two Bedroom (plus study) garden apartment situated in this white period stucco building located on the ever popular Sutherland Avenue. The apartment benefits from own entrance, splendid master bedroom with en-suite bathroom, second double bedroom leading onto private courtyard, reception, second bathroom, study, spacious hallway with the added benefit of spacious loft style storage and a fabulous kitchen / open planned living area leading onto private patio which in turns leads onto the vast well landscaped communal gardens.

Sutherland Avenue, Maida Vale W9

Reception

21'4" x 13'1" (6.50 x 3.99)



Kitchen



Reception

22'1" x 14'11" (6.73 x 4.55)

Bedroom

16'9" x 15'2" (5.11 x 4.62)

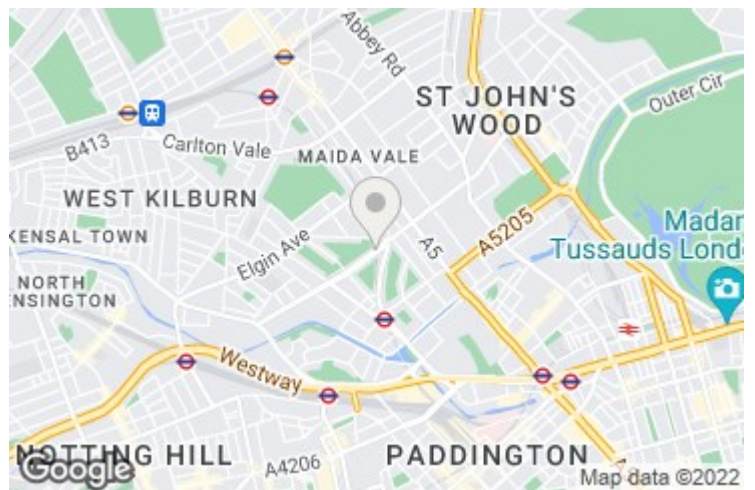


Garden



Bedroom

12'0" x 7'10" (3.66 x 2.39)



Energy Efficiency Rating	
Class	Value
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	80
(69-80) C	81
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Class	Value
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	
(81-91) B	80
(69-80) C	81
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
England & Wales	
EU Directive 2002/91/EC	



LOWER GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 1478 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA 1478 SQ FT / 137 SQM

Ref: Copyright **photoplan**

Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

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Est. 1995

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