



## Biddulph Mansions, London W9

**£875,000**

Compton Reeback are pleased to offer this spacious Three Bedroom, Two Bathroom (One En-Suite) raised ground floor apartment situated in this popular red brick mansion block. The flat benefits from reception with feature fire place, an eat-in-kitchen, Master bedroom with en-suite shower room, two further bedrooms, family bathroom, shower room, a guest W/C and use of communal garden. Ideally located on Elgin Avenue located only moments from Maida Vale Under Ground Station (Bakerloo Line) the open spaces of Paddington Recreation Ground and numerous shops and cafes. Share Of Freehold with unexpired lease of 952 years, Ground Rent £50.00 pa, Council Tax Band E, Service Charges £7,133.80 pa which includes contribution to sinking fund. SOLE AGENT.

# Biddulph Mansions, London W9

Reception room



En- Suite bathroom



Kitchen



Bedroom 2



Bedroom 1



Bedroom 3



# Biddulph Mansions, London W9

**Bathroom**



**Kitchen**



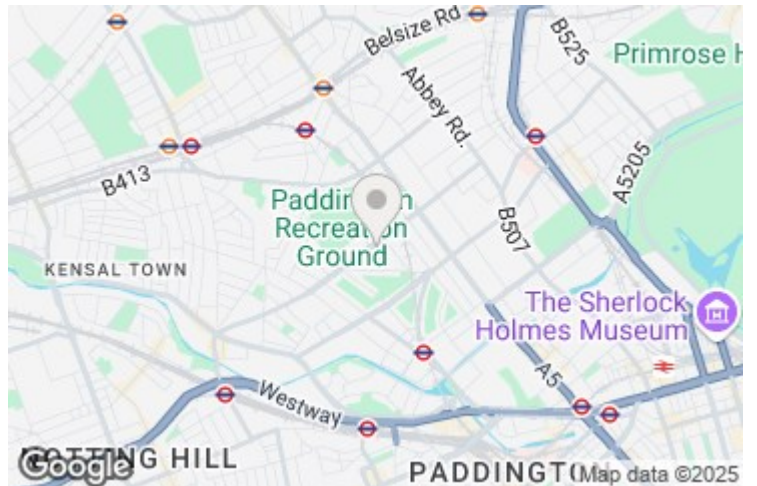
**Exterior**



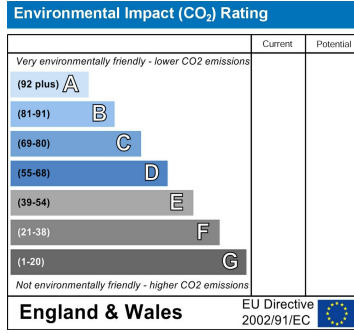
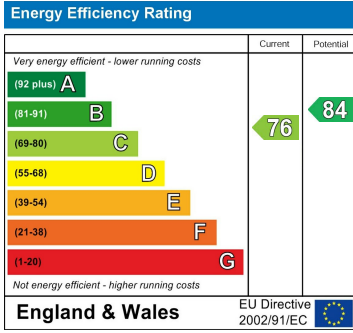
**Garden**

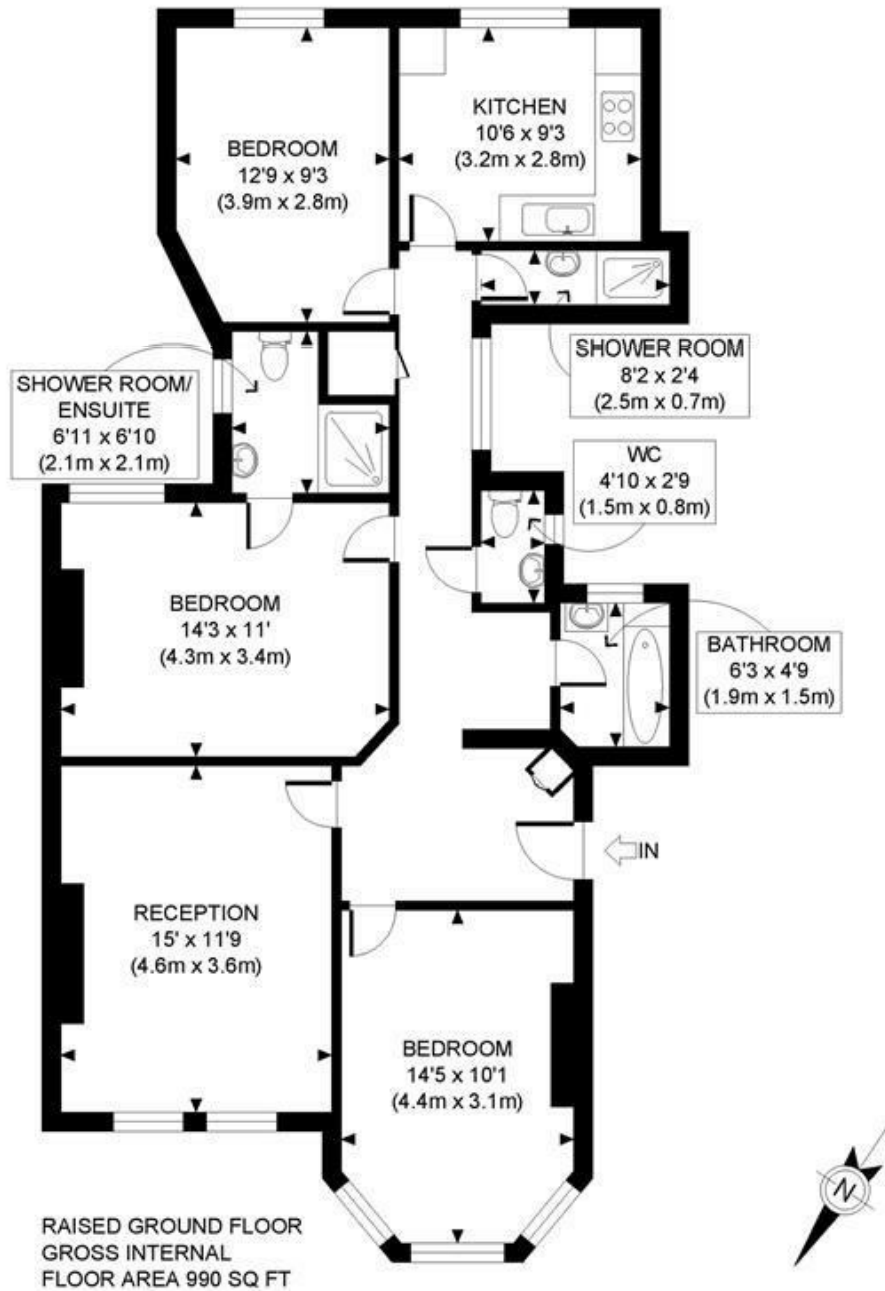


**Reception**



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APPROX. GROSS INTERNAL FLOOR AREA: 990 SQ FT/ 92 SQM

## PROPERTY PHOTO PLANS .CO.UK

ONE STOP SHOP FOR PROPERTY MARKETING

This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

### MAIDA VALE

75 Castellain Road  
Maida Vale

London W9 1EU

T 020 7266 5000

F 020 7266 1119

E [w9@comptonreeback.co.uk](mailto:w9@comptonreeback.co.uk)

Est. 1995

Registered Name: Compton Reeback Limited Registration Number: 6880098  
Registered Office: 75 Castellain Road, Maida Vale, London W9 1EU

Directors: Brian Compton & Julian Reeback

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[comptonreeback.co.uk](http://comptonreeback.co.uk)