



**Castellain Road, Maida Vale W9**

**£2,100 Per Month**

Set in the heart of Maida Vale is this fantastic bright and spacious one bedroom apartment. The flat comprises of a great size eat in kitchen, spacious front room with fitted wardrobes and bathroom. Located on Castellain Road which is a short walk to both Maida Vale and Warwick Avenue Underground Station (Bakerloo Line), the green open spaces of Paddington Recreation Ground as well as the shops and cafes of Little Venice.

Available from Mid September 2025 | Offered Unfurnished  
EPC Rating: E | Council Tax: Westminster Band C

Castellain Road, Maida Vale W9

Reception

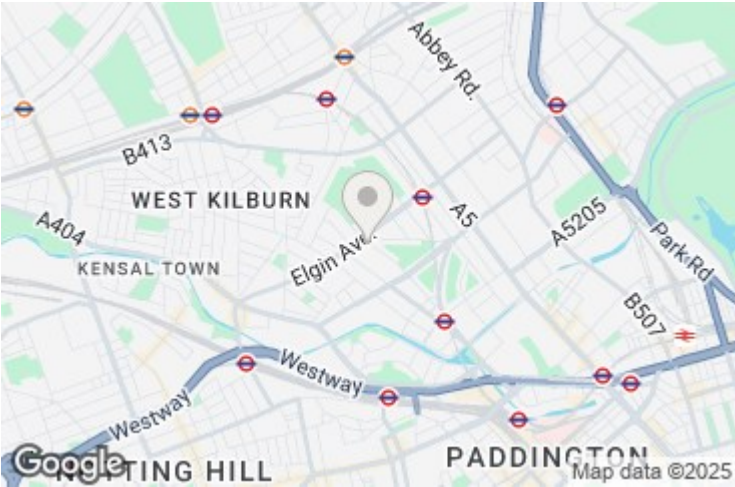
Large (Large)


Bedroom


Large (Large)

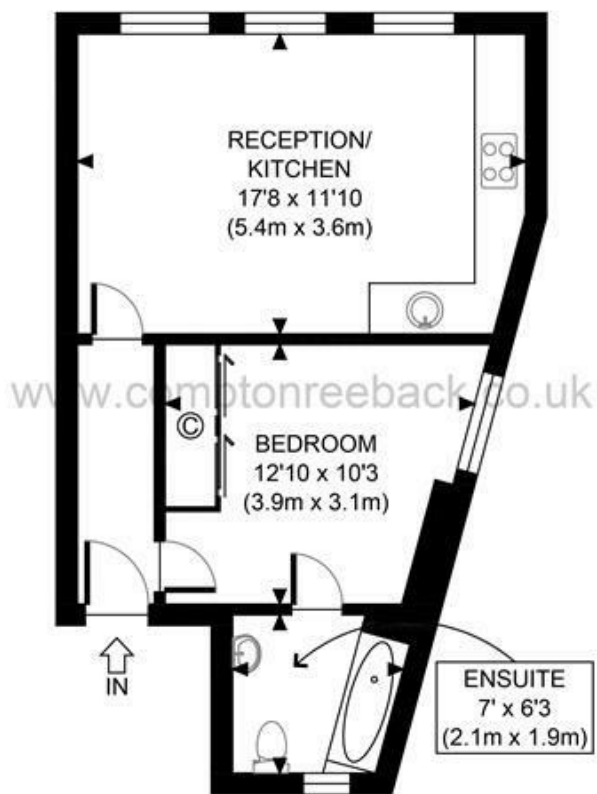
Kitchen

Eat In (Eat In)




Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	60	62
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 

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



FIRST FLOOR  
GROSS INTERNAL  
FLOOR AREA 409 SQ FT

<b>APPROX. GROSS INTERNAL FLOOR AREA 409 SQ FT / 38 SQM</b> <b>Disclaimer:</b> 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	<b>Castellain Rd</b>
date	27/11/21
<b>photoplan</b> 	

#### MAIDA VALE

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Est. 1995

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Directors: Brian Compton & Julian Reeback

IMPORTANT NOTICE: All of the information is intended only as a guide to a prospective purchaser and not constitute part of an offer or contract. Any measurements or distances referred to herein are approximate only. Any information contained herein (whether in the text, plans or photographs) is given in good faith but should not be relied upon as being a statement or representation of fact. Should you proceed with the purchase of the property, your solicitor must verify these details. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. In accordance with current legislation we would advise you that the measurements on these particulars are imperial. The formula for conversion to metric is as follows: 1' (one foot) = 30.48cm (centimeters), 1m (one meter) = 3.28' (feet)

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