



## Regents Court, 92 Randolph Avenue, W9

**£3,600 Per Month**

Compton Reeback are delighted to present this newly decorated two double bedroom, two bathroom apartment located in the heart of Little Venice.

Situated on Randolph Avenue, this exceptionally bright and modern third-floor apartment (with lift access) offers stylish living on one of Maida Vale's most sought-after roads. The property comprises a reception room, a fully fitted kitchen, a family bathroom, and a principal bedroom with an en-suite shower room and a comfortable double second bedroom.

Perfectly positioned with Warwick Avenue Station (Bakerloo Line) just a 6-minute walk away while the boutique shops and cafés of Clifton Road and the picturesque canals of Little Venice are right on your doorstep.

Available: January 2026 | Offered: Furnished  
EPC Rating: | Council Tax: Westminster Band F

Regents Court, 92 Randolph Avenue, W9



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		
(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 CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		
England & Wales	EU Directive 2002/91/EC	



THIRD FLOOR  
GROSS INTERNAL  
FLOOR AREA 658 SQ FT



APPROX. GROSS INTERNAL FLOOR AREA: 658 SQ FT/ 61 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.

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Est. 1995

Registered Name: Compton Reeback Limited Registration Number: 6880098  
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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)