

## Denholme Road, London W9

**£2,500 Per Month**

Compton Reeback are delighted to present this exceptionally bright two double bedroom apartment, set on the top floor of a charming period conversion in the sought-after area of Maida Vale.

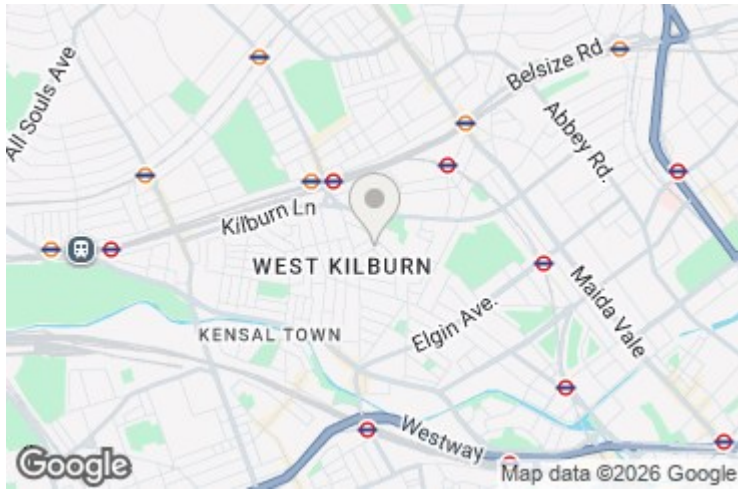
The property comprises two well proportioned double bedrooms, a spacious open-plan kitchen/reception room with wood flooring and a tiled shower room.

Situated within a well-maintained building with tidy communal areas, the apartment immediately impresses with its abundance of natural light upon entry.

Denholme Road is a quiet, tree lined street, ideally positioned for easy access to the vibrant amenities of Salusbury Road, the green open spaces of Queen's Park, and excellent transport links. Queen's Park Station (Bakerloo Line) is just a 9-minute walk away, while Westbourne Park Station (Circle and Hammersmith & City Lines) can be reached in approximately 16 minutes.

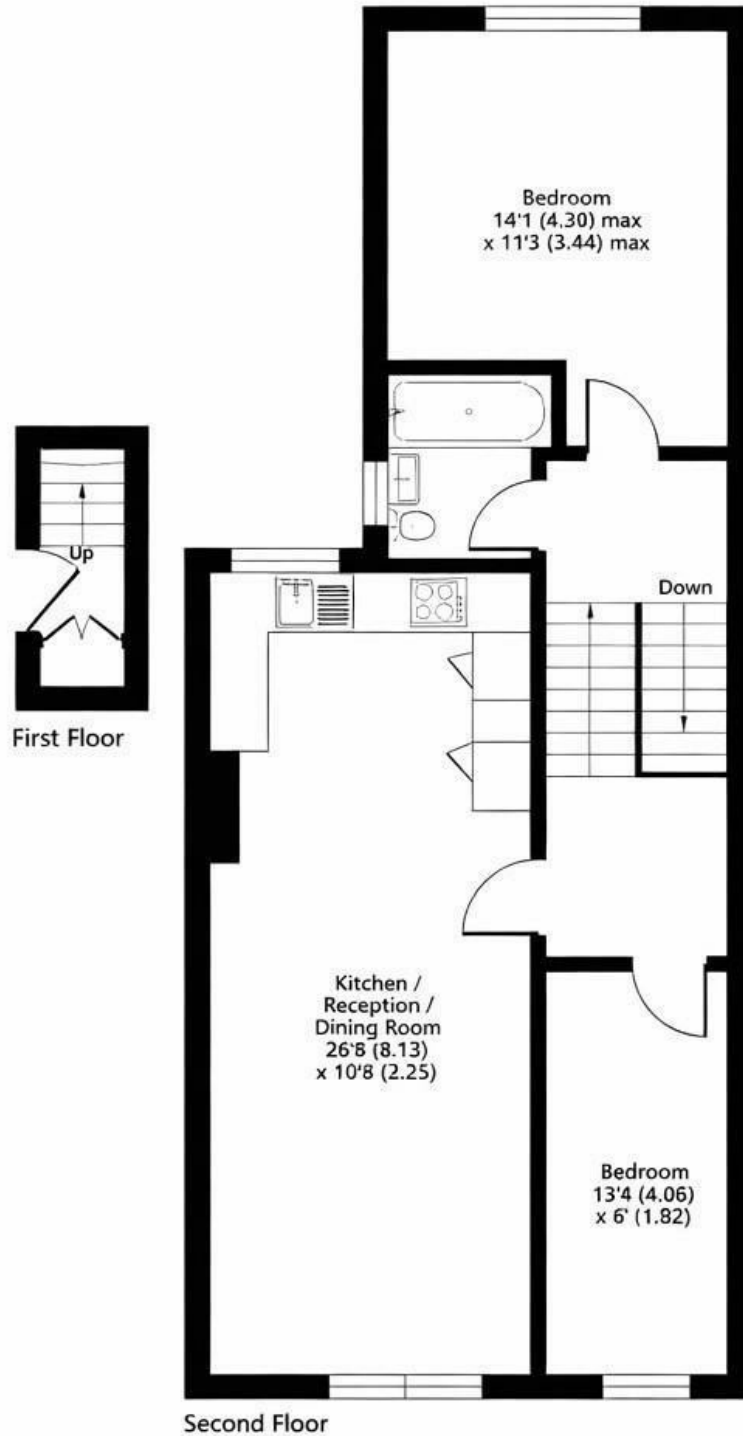
Available from 5th June 2026 | Offered Furnished  
EPC Rating: D | Council Tax: Westminster Band E

# Denholme Road, London 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			
		66	79
<b>England &amp; Wales</b>	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			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		



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Approximate Area = 677 sq ft / 62.9 sq m

For identification only - Not to scale

**MAIDA VALE**

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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) = 3.29'(feet)

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