



Sutherland Avenue, Maida Vale W9

£4,500 Per Month

Located in the heart of Maida Vale is this beautifully presented and rare to the market two bedroom garden flat with an array of unique features set on the popular Sutherland Avenue. The property comprises of two double bedrooms with the master bedroom boasting fitted wardrobes as well as a Jack and Jill accessed fully tiled bathroom with rolled edged bath and separate shower, a stunning living room leading onto a fully fitted eat in kitchen opening to a conservatory. The flat further benefits from a utility room with WC, direct access to a private well maintained South facing garden boasting a fully functional summer house as well as a pod style entertaining space. The apartment has wood flooring throughout as well as many original features. The property is located close to an array of shops, restaurants and cafes at both Formosa Street and Clifton Gardens whilst both Warwick Avenue and Maida Vale Stations (Bakerloo Line) are just a short walk away. Part furnished and available now.

Available 14th September 2026 | Offered Furnished
EPC Rating: C | Council Tax: Westminster Band E

Sutherland Avenue, Maida Vale W9

Reception Room:

Kitchen:

Conservatory:

Garden Pod:

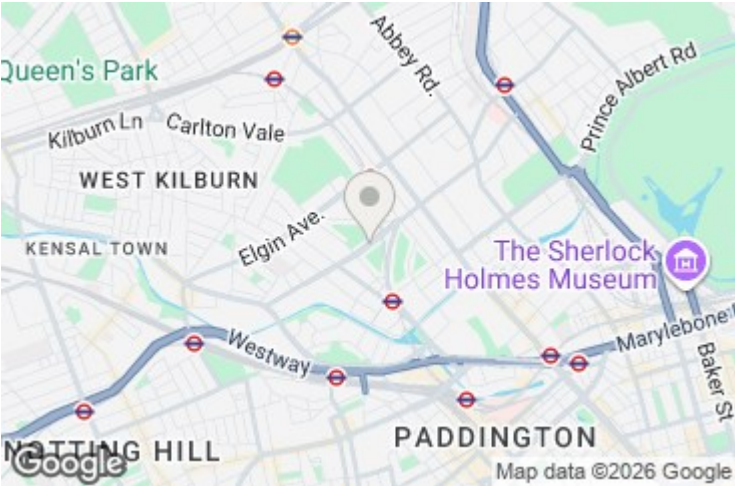
Bedroom 1:

Bedroom 2:

Bathroom:

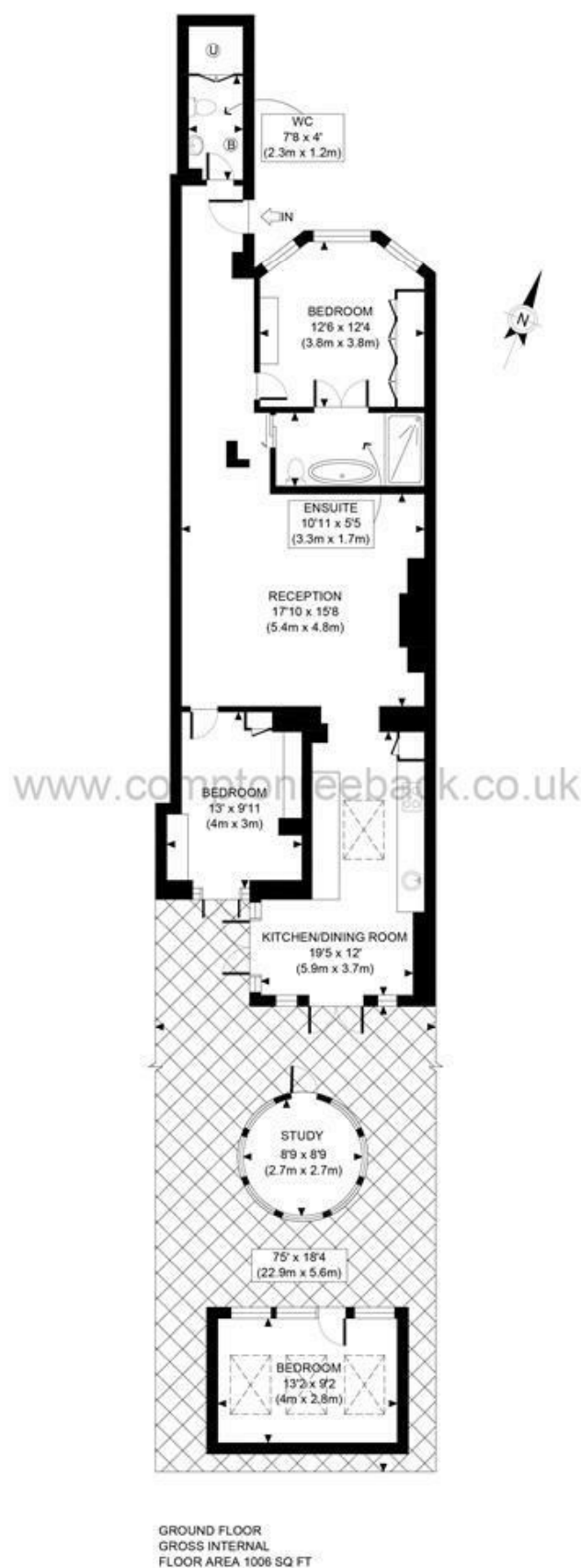
Garden:

Exterior:



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		
	71	80
England & Wales		
EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ 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 ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		



APPROX. GROSS INTERNAL FLOOR AREA WITH OUTHOUSE 1187 SQ FT / 110 SQM
 APPROX. GROSS INTERNAL FLOOR AREA WITHOUT OUTHOUSE 1006 SQ FT / 93 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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