





## SUTHERLAND AVENUE, W9 £695pw / £3,012pm UNFURNISHED

A well-presented second floor flat in a red brick Victorian building in the heart of Maida Vale. The property offers bright and spacious accommodation, features wood floors to the reception room and benefits from access to the highly sought-after residents only communal gardens.

Principal Bedroom With En Suite Bathroom | Further Bedroom | Bathroom | Reception Room | Kitchen | Communal Garden



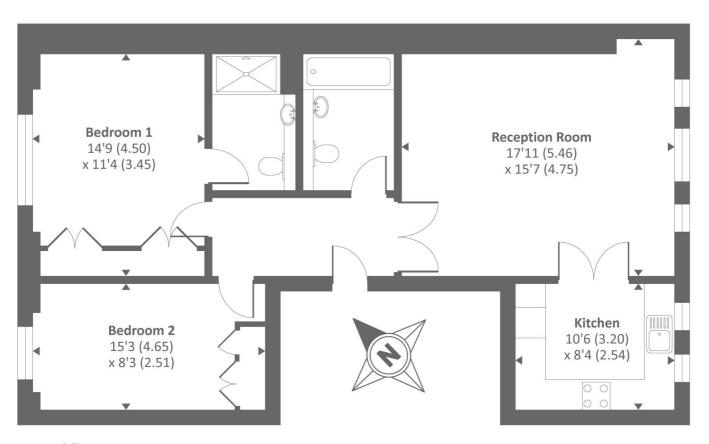












**Second floor** 

Approx. Gross internal floor area 848 SQFT / 78.7 SQM Copyright nichecom.co.uk 2015 Produced for Anscombe & Ringland REF : 23162

	Current	Potential
Very energy efficient - lower running costs		
92-100 🛕		
81-91		83
69-80 C	73	
55-68		
39-54		
21-38		
1-20	G	
Not energy efficient - higher running costs		×
England & Wales	EU Directiv	* *

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Maida Vale I 211-213 Sutherland Avenue, Little Venice, London W9 1RU 020 7289 1692 I maidavale@winkworth.co.uk

winkworth.co.uk/maida-vale









