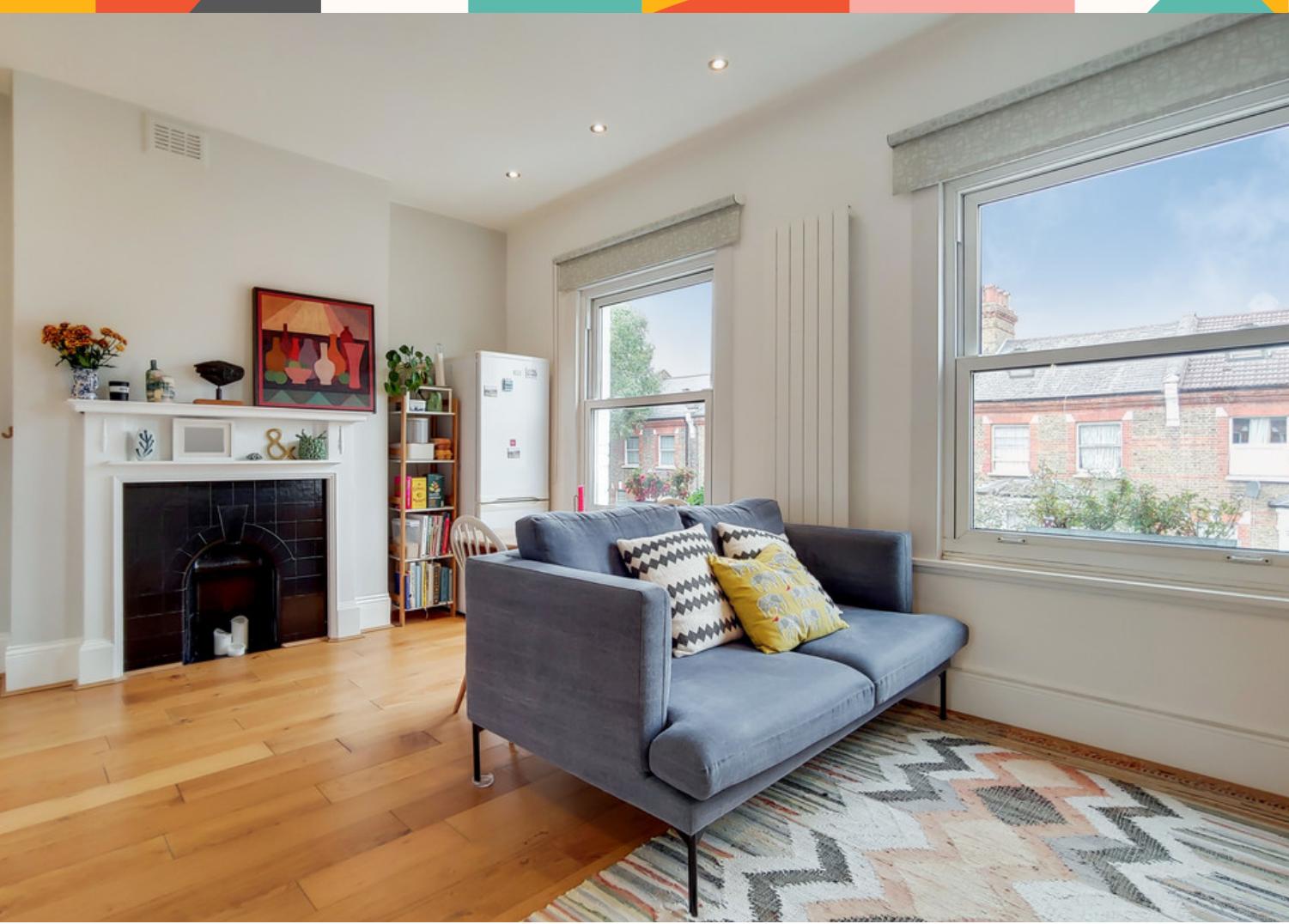




Westways



Bravington Road, Maida Vale, W9

Top Floor Flat

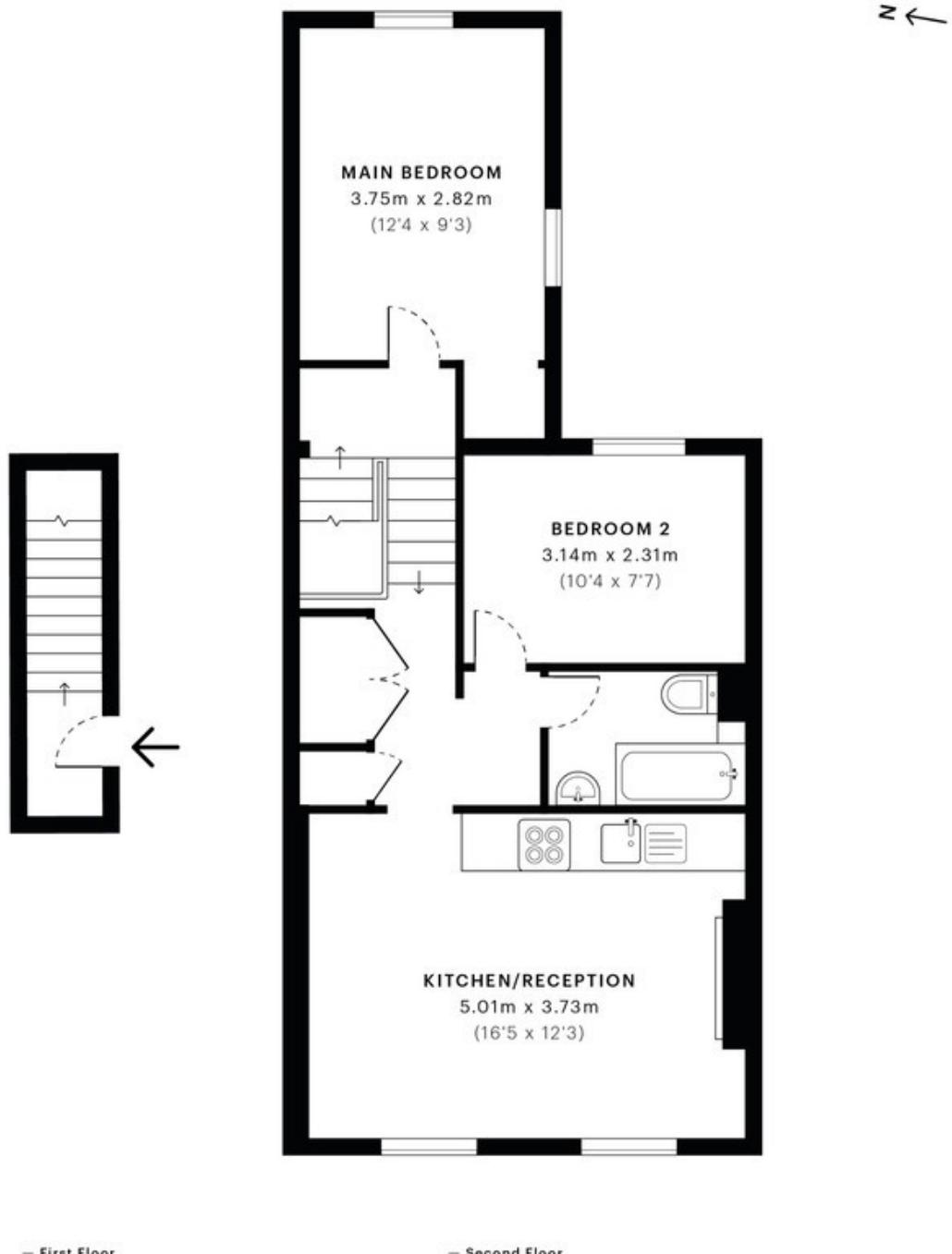
Asking Price Of: £549,950

This top floor period conversion apartment with the potential to extend (stpp) is being offered to the market for sale. Retaining many of its original features, such as character fireplaces and high ceilings, the flat balances these with modern storage solutions and fittings. Thanks to large windows front and back, all the rooms remain bright and airy which combined with the open layout of the living room ensures that the flat feels open and spacious. Early viewings are strongly recommended.



- Two bed apartment
- Potential to extend (stpp)
- Period conversion
- Open plan kitchen, living room
- Close to Queens Park
- Situated between Maida Vale and Notting Hill

Located between Queens Park and Westbourne Park Tube stations, and near a wide selection of bus routes, all of which provide a diverse range of routes and transport links from which to access all of London. Situated between Maida Vale, Notting Hill and St. John's Wood and with Queens Park just a short walk away, the flat is surrounded by excellent local shops, restaurants and cafes all of which ensure there is plenty to explore right on the doorstep.



GROSS INTERNAL AREA (GIA)
The footprint of the property
56.09 sqm / 603.75 sqft



NET INTERNAL AREA (NIA)
Excludes walls and external features
Includes washrooms, restricted head height
51.36 sqm / 552.83 sqft



EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas etc.
0.00 sqm / 0.00 sqft



RESTRICTED HEAD HEIGHT
Limited use area under 1.5 m
0.00 sqm / 0.00 sqft

Contact us

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Westways



Tenure: Leasehold

Lease Remaining: 98

Gross Internal Area: 604 sqft

Local Authority: Westminster City Council

Council Tax Band: D

EPC Rating: D

In accordance with the 1993 Misdescriptions Act: The agent has not tested any apparatus, equipment, fixtures, fittings or services and se cannot verify they are in working order. Neither has the Agent checked the legal documents to verify the Leasehold/Freehold status of the property. The buyer is advised to obtain verification from their solicitor or surveyor. Also photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. All sizes are approximate.