



Benham & Reeves

**Elgin Avenue, Maida Vale, W9**

£588 per week, £2,548 per month + fees

 2 Bedrooms    1 Bathroom    Unfurnished

Spacious 1st floor period conversion, with an extensively refurbished interior is situated within a sought-after location, a 6-minute walk from Warwick Avenue Underground Station (Bakerloo Line, Zone 2).

Please [click here](#) for full detail

## Property features

**Unfurnished | Private balcony | Contemporary design and features | High-quality fixtures and fittings | Well-appointed kitchen with modern appliances & ample space | EPC-C | Modern 3 piece bathroom | Second bedroom, ideal for guests, a home office, or nursery | Convenient location in Maida Vale, with easy access to shops | Nearby Maida Vale Underground Station**

For more information about this property,  
please call our Hampstead branch on

**020 7435 9681**

Redress & Client Money Protection :

Benham and Reeves are members of The Property Ombudsman redress scheme and have Client Money protection with ARLA Propertymark. You can find more information on our website at <https://www.benhams.com/membership/>



Benham & Reeves

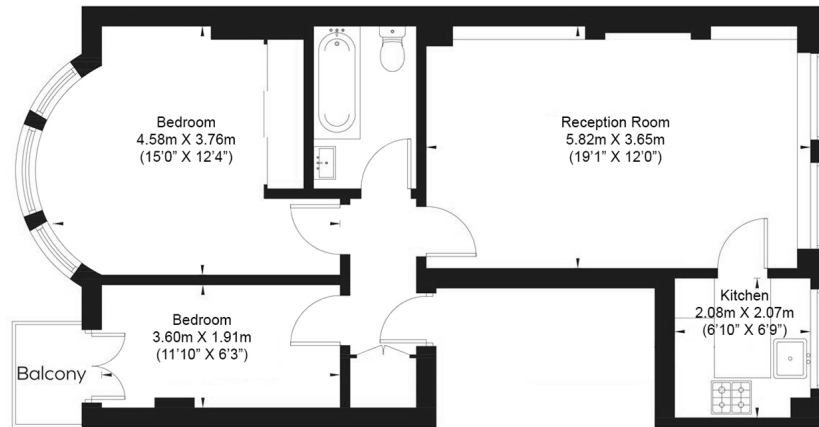


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www.benhams.com

**First Floor**  
**Total Gross Internal Area**  
 56.2 Sq/m - 605 Sq/ft



Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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