



HUNTERS[®]
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Dibdin House, Maida Vale, London W9

Asking Price £465,000



Hunters West Hampstead bring to the market this three bedroom apartment located on the third floor of a sought after & centrally located property.

The property, spanning over 755 square footage of internal living space, includes three well proportioned bedrooms, a separate kitchen to the reception, private balcony, and ample storage. The property is sold chain free with a long lease attached.

This private purpose built block is perfectly situated in Maida Vale, has excellent transport links and a variety of local amenities with Paddington Recreational ground on its doorstep.

The property has well maintained communal grounds, a secure communal children's play area, secure entry phone system to each property, offered with long lease and chain free. Offering access to Maida Vale Station, Kilburn Park Station & Kilburn High Road Station.

223 West End Lane, West Hampstead, London, NW6 1XJ | 0207 431 4777
westhampsteadsales@hunters.com | www.hunters.com



This Hunters business is independently owned and operated by Starside Estates Limited | Registered Address: 29 Oakwood Park Road, London, N14 6QB | Registered Number: 6741529 England and Wales | VAT No: 943 9575 77 with the written consent of Hunters Franchising Limited.

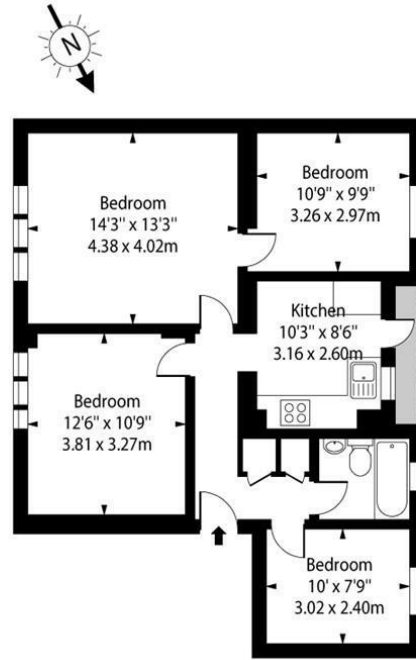
KEY FEATURES

- Three bedroom third floor apartment
 - Private balcony
 - Sold chain-free
 - Long lease attached
- Requires modernisation throughout
 - Purpose built residential building
 - Communal gardens
 - Close to Maida Vale





Dibdin House, W9

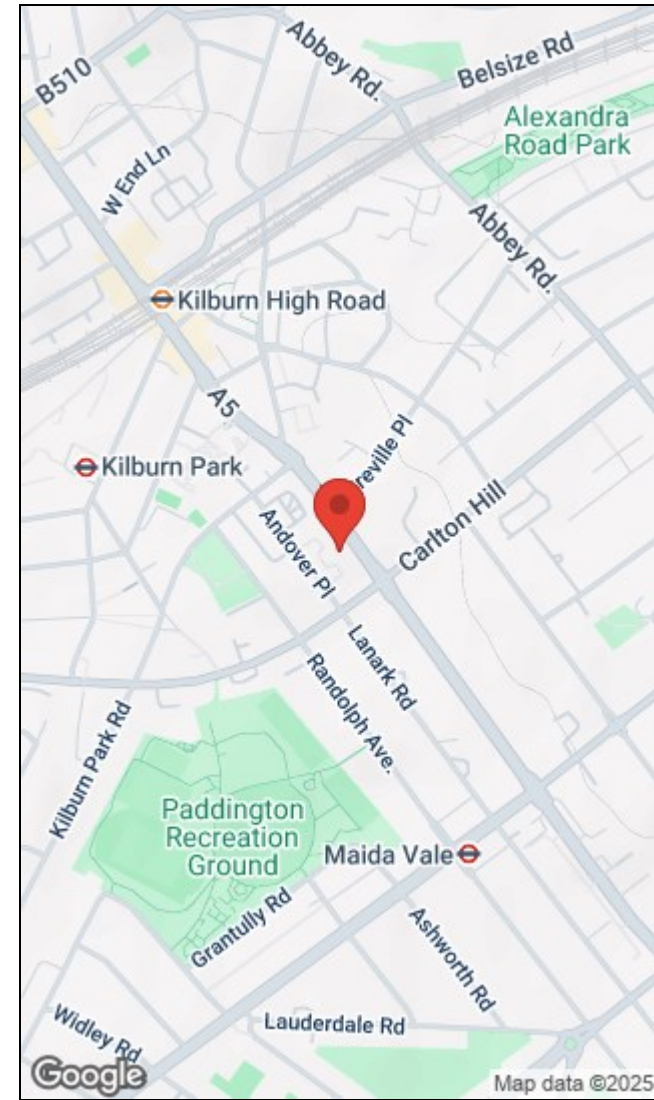


Third Floor

Approx Gross Internal Area 755 Sq Ft - 70.15 Sq M

For Illustration Purposes Only - Not To Scale Floor Plan by www.nogaphotostudio.com Ref: No.52846

This floor plan should be used as a general outline for guidance only. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Potential		Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A		(92 plus) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
	75		
	82		
EU Directive 2002/91/EC		EU Directive 2002/91/EC	
England & Wales		England & Wales	

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