



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

Asking Price £360,000



Hunters West Hampstead bring to the market this one bedroom apartment located on the fourth floor of a sought after & centrally located property, spanning over 524 square foot of internal living space.

The apartment includes a double bedroom, separate reception room, fully-fitted kitchen, bathroom, ample storage throughout, and a private balcony overlooking the communal grounds. The property is sold chain-free with a new 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.

Other features include: a 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



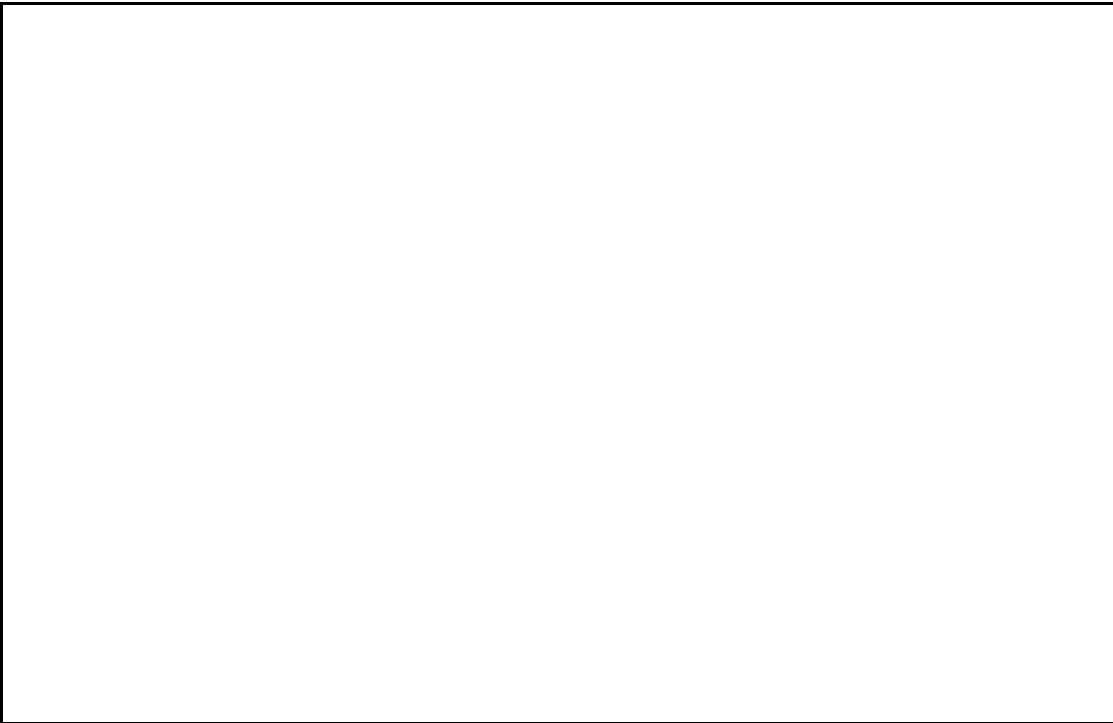
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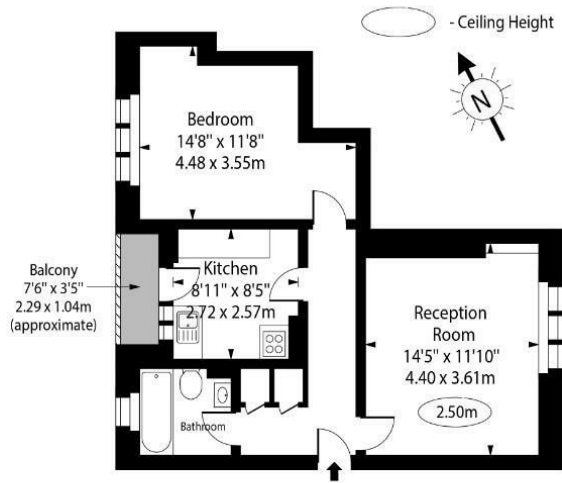
KEY FEATURES

- One Bedroom Fourth Floor Apartment
 - Private balcony
- Over 524 sq.ft. of internal living space
 - Sold chain-free
 - Long lease attached
 - Communal gardens
- Moments walk to Maida Vale station
- Well-maintained purpose built block





Dibdin House, W9

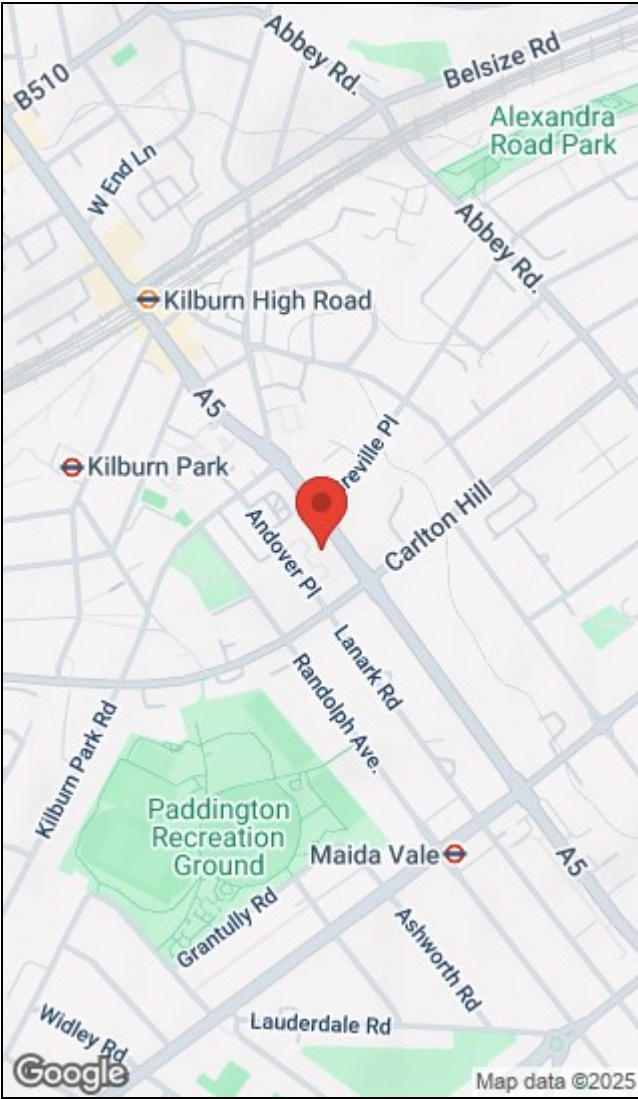


Fourth Floor

Approx Gross Internal Area 524 Sq Ft - 48.65 Sq M

For Illustration Purposes Only - Not To Scale Floor Plan by www.nogaphotostudio.com Ref: No.52845

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		
	Current	Potential		Current	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			
		50			
England & Wales EU Directive 2002/91/EC			England & Wales EU Directive 2002/91/EC		

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