

Crompton Street, Paddington, W2

Asking Price: £590,000

Benham & Reeves

Crompton Street, Paddington, W2

1 Bedroom (s) 1 Bathroom (s) Leasehold

An impressive one bedroom apartment, spanning 578 square feet of accommodation (approximate) situated in Venice Court. The contemporary interiors feature large, bright and open living space that have been finished to a high specification.

The property comprises a main bedroom suite with a built-in wardrobe, a modern bathroom and a stylish open-plan kitchen/reception room with dining area. The interior features fitted Siemens appliances, integrated wardrobes, wood flooring, air cooling, & two utility/storage cupboards.

Situated at the north end of Edgware Road, living in Venice Court is to enjoy the best of both worlds. A bright, diverse and well-connected central London location combined with a vibrant community spirit and access to a wealth of open, green spaces. Just a short walk from Venice Court lies Little Venice's picturesque Regent's Canal and the affluent residential neighbourhood of Maida Vale. A short stroll, jog or cycle along the Regent's Canal towpath leads you directly into one of London's finest parks. Regent's Park is the largest grass area for sports in Central London and is home to several iconic landmarks including London Zoo, the open-air theatre and a boating lake.







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Property Features:

- One Bedroom
- One Bathroom
- 578 Square Feet (Approx.)
- Air Cooling
- Edgware Road Station (0.4 miles)
- Marylebone Station (0.5 miles)
- Paddington Station (0.6 miles)

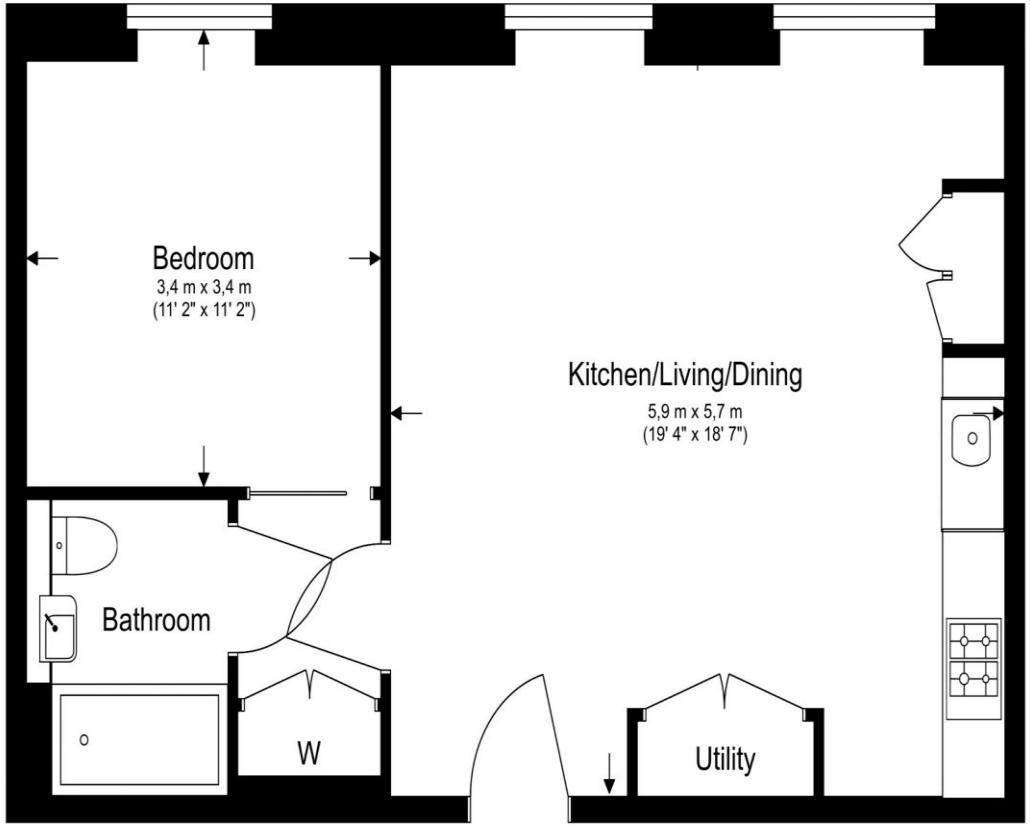
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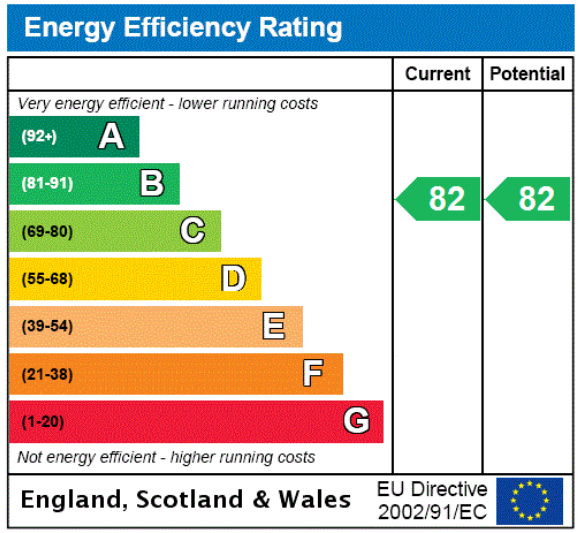
Ground Floor

Total Gross Internal Area

53.7 Sq/m - 578 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.



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Terms & Conditions:

These particulars are for guidance purposes only and do not form part of an offer or contract.

Asking Price:	£590,000
Tenure:	Leasehold Expires 31/05/2270 Approximately 243 Years Remaining
Ground Rent:	Peppercorn
Service Charge:	£2,900.00 (per annum) To March 2027
Anticipated Rent:	£2,665.00 pcm Approx. 5.4 % Yield

Viewings:

All viewings are by appointment only through our Hyde Park Office.

Our reference: CHN230021

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