



## Elgin Avenue, W9

Leasehold - £975,000

An elegant three-bedroom apartment set within the highly sought-after Biddulph Mansions, offering beautifully presented accommodation that combines period charm with modern interiors and an abundance of natural light in the heart of Maida Vale.

The apartment features a generous reception room, providing an inviting space for both relaxing and entertaining, alongside a modern separate kitchen with ample storage perfectly suited to everyday living.

The accommodation comprises a generous principal bedroom, a second well-proportioned double bedroom, and a versatile third bedroom, currently arranged as a home office, offering excellent flexibility for modern living. A contemporary family bathroom and separate guest WC complete this superbly appointed apartment.

Residents enjoy access to beautifully maintained communal gardens, while Maida Vale Station (Bakerloo Line, Zone 2) and Warwick Avenue Station (Bakerloo Line, Zone 2) are both within easy walking distance, together with an excellent selection of restaurants, boutique shops and local amenities.



020 7328 2828

[enquiries@cameronsstiff.co.uk](mailto:enquiries@cameronsstiff.co.uk)

[cameronsstiff.co.uk](http://cameronsstiff.co.uk)



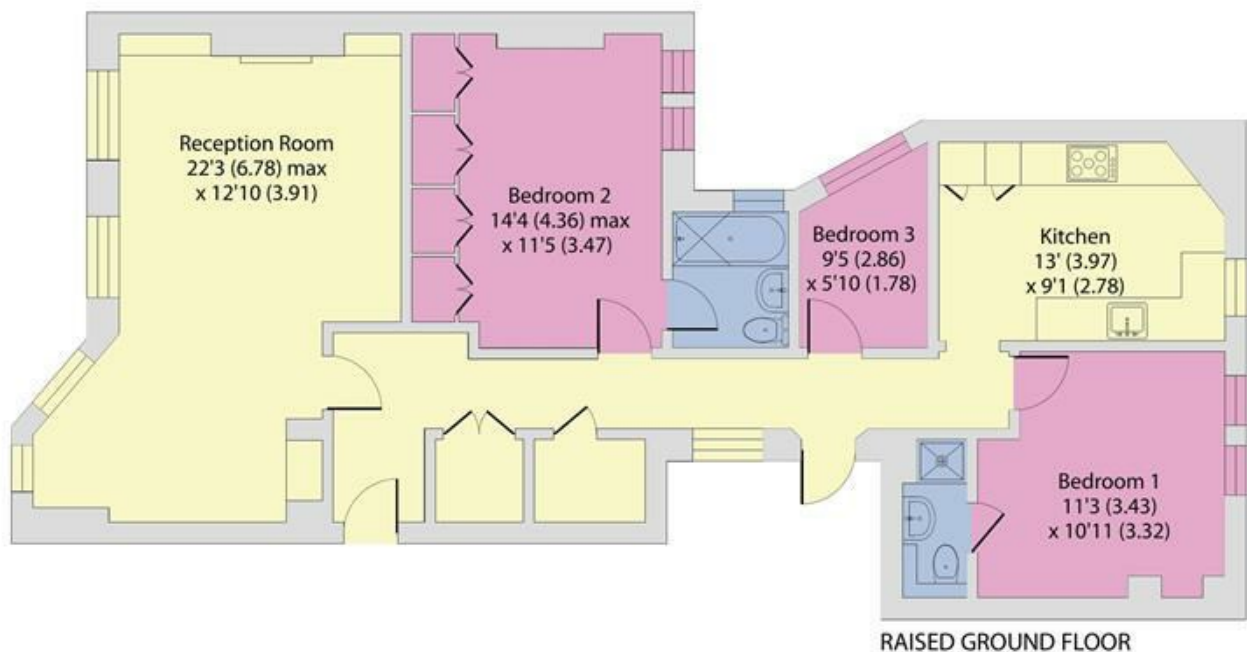




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Approximate Area = 989 sq ft / 91.8 sq m

For identification only - Not to scale



EPC: C

Ref: 19740039



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Camerons Stiff & Co. REF: 1493621

