

## Maiden Lane, Covent Garden

Large reception | Bright and spacious | Large bedrooms | 2 bathrooms | Ensuite | Excellent location

Asking Price: **£925,000**



A great first floor apartment in vibrant and dynamic Covent Garden. Set in a period property, the apartment offers spacious living while having the best of London at your doorstep.

Maiden Lane is located in one of London's hippest and trendiest areas in the heart of the West End between the iconic Covent Garden Piazza and Strand. There are world-renowned theatres, galleries, restaurants and retail just moments from the property.

The apartment features a spacious reception room, perfect for relaxing, dining or entertaining guests. There are historic fireplaces located in both the lounge and bedroom, creating a great focal point. The kitchen is bright and has all you need for meal prep. There are two large bedrooms, one with an ensuite along with an additional shower room. This is a great home for a couple, sharers or as an investment property.

#### ***More About the Area***

The historic Seven Dials, Royal Opera House and The National Gallery are all within the immediate vicinity. A short stroll across the Golden Jubilee Bridges takes you to London's Southbank which offers even more restaurants, bars and entertainment.

The apartment offers unmatched convenience with easy access to the buzz of Leicester Square, world-class shopping on Regent Street, and the dynamic nightlife of Soho.

For transport, you are exceptionally well connected, with Covent Garden, Leicester Square, and Trafalgar Square tube stations all within easy walking distance. In addition, Charing Cross station is little over a five-minute walk away, offering extensive connectivity as part of the tube and national rail network.

This exceptional apartment is perfect for those seeking the excitement and convenience of West End living, with all the cultural and entertainment options London has to offer right on your doorstep. Don't miss the opportunity to make this stunning property your new home. Contact us today to arrange a viewing!

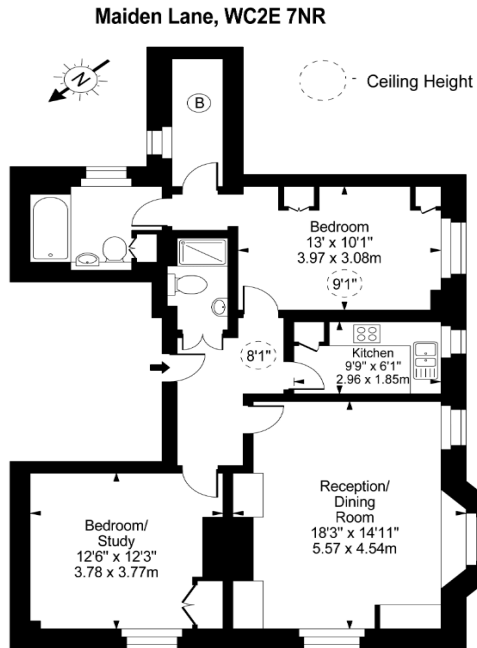
#### **Key Features**

- Large reception
- Bright and spacious
- Large bedrooms
- 2 bathrooms
- Ensuite
- Excellent location









Approx Gross Internal Area **850 Sq Ft - 79.97 Sq M**  
 For Illustration Purposes Only - Not To Scale  
 www.goldlens.co.uk  
 Ref. No. 013308AG

## Energy Performance Certificate

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>65</b>	<b>73</b>
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

### DISCLAIMER

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.