



Brooke Avenue | | Harrow | HA2 0NF

David Conway & Co are pleased to offer this ground floor purpose built, two bedroom post war maisonette situated in this sought after location on the lower slopes of Harrow on the Hill, just 300 yards from South Harrows' busy shopping centre and Piccadilly Line Tube and bus station. Comprises 15'2 x 10'3 Lounge, 9'2 x 9'3 kitchen, Bedrooms: 14'9 x 10'3 & 10'3 x 6'1. Own 60' garden, off street parking for two cars.

£339,950

83 years lease + Share of Freehold



- GROUND FLOOR PUPOSE BUILT MAISONETTE
- TWO BEDROOMS
- 15'2 x 10'3 LOUNGE
- 9'3 x 9'2 KITCHEN
- GAS CENTRAL HEATING
- UPVC DOUBLE GLAZED
- OWN GARDEN
- OFF STREET PARKING FOR TWO CARS
- APPROX 300 YARDS SHOPS & TUBE
- 82 YEARS L: EASE WITH SHARE OF FREEHOLD

Property Description

OWN FRONT DOOR TO;_

ENTRANCE HALL

Radiator.

LOUNGE

15' 2" x 10' 3" (4.62m x 3.12m) Upvc double glazed front aspect window, feature cast iron fireplace, wood flooring, radiator.

KITCHEN

9' 3" x 9' 2" (2.82m x 2.79m) Beech style wall units with comice and light rails, matching base units with laminated worktops over, inset stainless steel one and a quarter bowl sink unit with cupboards under and mixer taps. plumbed for washing machine, space for oven and fridge/freezer, wall mounted gas central heating combination boiler, upvc double glazed rear aspect window.

BEDROOM ONE

14' 9" x 10' 3" (4.5m x 3.12m) Upvc double glazed rear aspect window, radiator, range of fitted wardrobes with sliding doors.

BEDROOM TWO

10' 3" x 6' 0" (3.12m x 1.83m) Upvc double glazed rear aspect window, radiator.

BATHROOM/WC

White suite with panelled bath with shower and mixer taps, pedestal wash basin, low level wc, frosted double glazed upvc side aspect window, heated ladder style towel rail. part tiled walls.

OWN GARDEN

Decked patio with balustrade and canopy, large timber shed with power point, fishpond

Tenure

83Years Lease with SHARE OF FREEHOLD

Council Tax Band

C

Viewing Arrangements

Strictly by appointment

MORTGAGES ARRANGED AT COMPETITIVE RATES

(Your home is at risk if you do not keep up repayments on the mortgage of your home or any other loans secured on it).

These details are set out as a guide only and do not form part of any contract. As the seller's agent we have not carried out a structural survey and are not conveyancing experts and as such we cannot comment on the condition of the property, or issues relating to title or other legal matters that may affect this property, unless we have been made aware of such matters. Interested parties should employ their own professionals to make such enquiries before making any transactional decisions. Items shown in any photos are for illustration purposes only and may not be included in the sale. Purchasers should refer to the fixtures and fittings list obtained by their solicitor. We have not tested fittings, appliances or central heating systems, where applicable. All measurements are approximate.



