

ROBERTSON PHILLIPS
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**ROBERTSON
PHILLIPS**

Est. 1991



Southfield Park, North Harrow

£1,595 P.C.M

Key Features include:

- Two Bedrooms
- First Floor Maisonette
- Gas Central Heating
- Double Glazing
- Parking On Street
- Access To Private Rear Garden
- Ultra Contemporary
- Furnished

Property Overview:

This beautifully presented and ultra contemporary **TWO BEDROOM** first floor maisonette is situated within a short walk to North Harrow's array of sought after shops, Metropolitan line station allowing swift access into Central London and Nower Hill High School. **FURNISHED**

Accommodation:

Entrance Hall

Fitted carpet, stairs leading to:-

Landing

Carpet and storage cupboard.

Lounge/Dining Room 14' 6" x 13' 0" (4.42m x 3.96m)

Carpet, blinds, bay window to front, feature fireplace, two armchairs, two seater sofa bed, dining table with four chairs, TV cabinet, two side tables and bean bag with cushions.

Kitchen 9' 4" x 8' 2" (2.84m x 2.49m)

Fitted with a modern matching range of base and eye level units with worktop space over, sink with single drainer and mixer tap, freestanding fridge/freezer, integrated slimline dishwasher, combined washer/dryer, electric fan assisted oven, built-in four ring gas hob with extractor hood over, window to rear, heated towel rail and vinyl flooring.

Bedroom 1 13' 8" x 10' 6" (4.16m x 3.20m)

Window to rear, blinds, fitted carpet, range of sliding door wardrobes, chest of drawers, double bed with mattress, two bedside tables and corner cabinet.

Bedroom 2 8' 7" x 6' 9" (2.61m x 2.06m)

Laminate flooring, day bed/sofa, double wardrobes, wall mirrors and blind.

Bathroom

Fitted with luxury three piece suite comprising deep panelled bath with built in rain drop shower over, folding glass shower screen, vanity large wash hand basin with cupboards under, mirrored wall LED cabinet with shaver point within, low-level flush WC, tiled surround, window to side, heated towel rail and vinyl flooring.

Outside

Parking on street and access via side entrance to private rear garden with lawn area, decking and a shed.

Council Tax Band: C EPC Rating: TBC



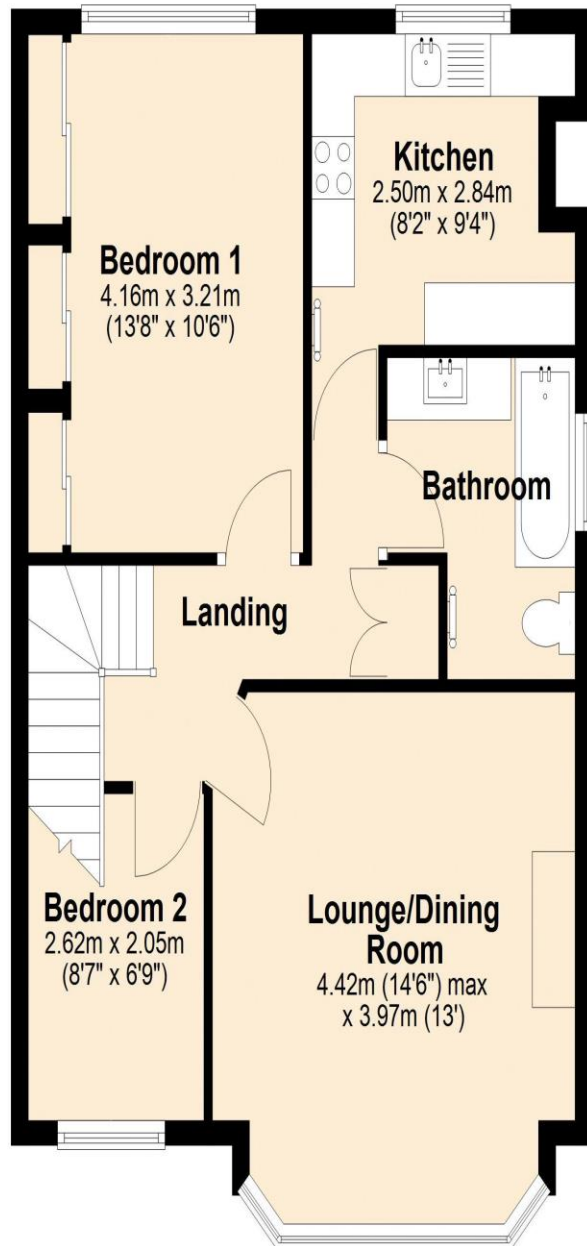


To arrange a viewing call:
020 8421 4847

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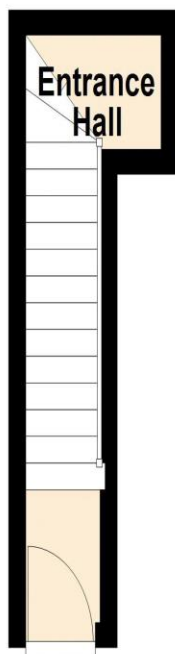
First Floor

Approx. 57.1 sq. metres (614.9 sq. feet)



Ground Floor

Approx. 4.7 sq. metres (51.0 sq. feet)



Total area: approx. 61.9 sq. metres (666.0 sq. feet)



DISCLAIMER: Robertson Phillips may not have sought to verify the legal title of the property, the existence of planning permissions and/or building regulation approvals and have been unable to check the working condition of any services or appliances.

Property layouts are for general guidance and are not drawn exactly to scale. Measurements are taken at the widest points and bays, alcoves, wardrobes etc. may not be shown.