

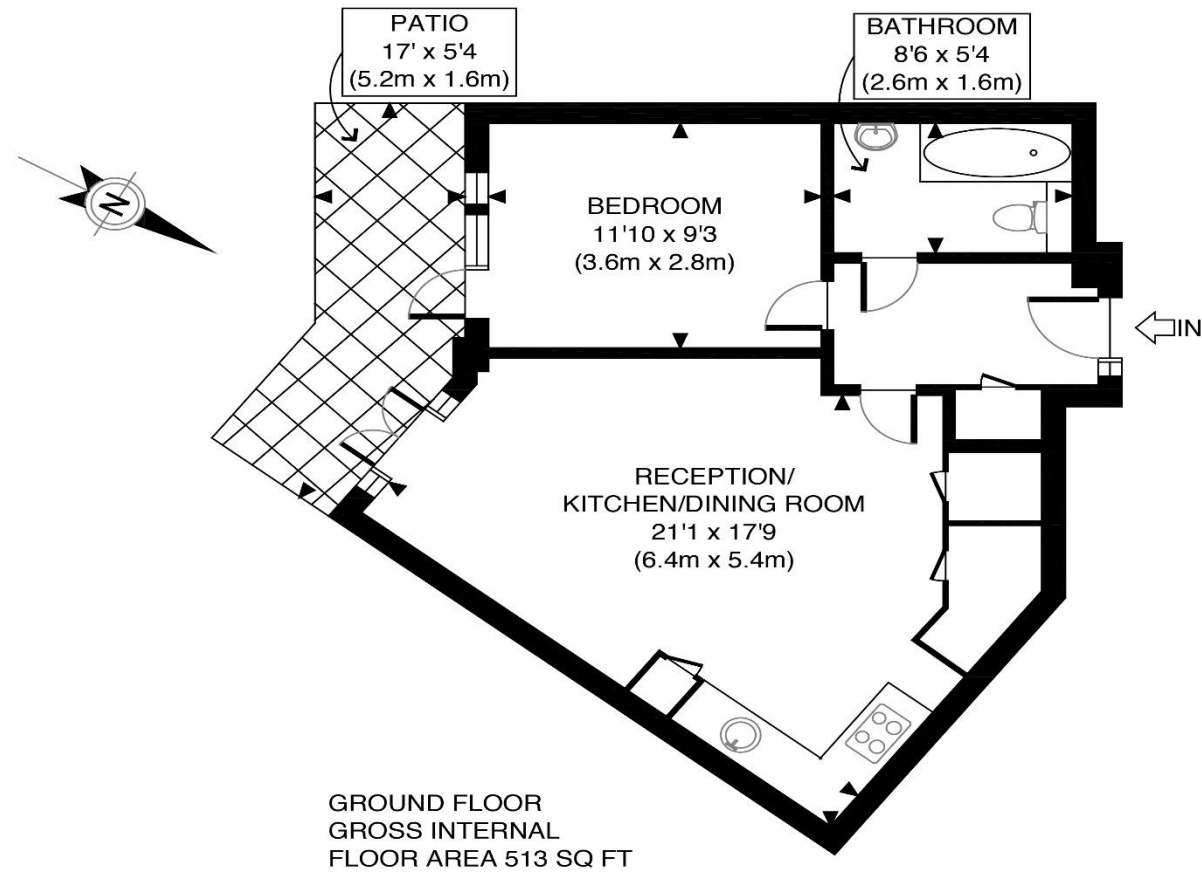
The Floorplan...



0203 866 6640
brian-cox.co.uk



Brian Cox Estate Agents is delighted to offer this spacious private entrance, one bedroom ground floor flat to the market! This apartment is in great condition with its own private terrace. Flooded with natural light, this property is ideally located with excellent transport links, access to amenities and in the catchment of outstanding schools. You are greeted into the property by a spacious entrance hall leading to a generous open plan living room basking in natural light from the private terrace. The kitchen offers plenty of base and wall units, worktops and space for integrated appliances. The property benefits from a larger than average bedroom and large modern family bathroom.



<p>APPROX. GROSS INTERNAL FLOOR AREA 513 SQ FT / 48 SQM</p> <p>Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation</p>	<p>Cerise Court</p>
	<p>date 02/07/24</p>
	<p>photoplan </p>

More Details From...

Call: Brian Cox North Harrow: 020 3866 6640
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Guide Price £275,000

Drinkwater Road, Harrow HA2 0RH

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.



In Brief...

- One Bedroom Ground Floor Apartment
- Private Entrance
- Private Terrace
- Open Plan Kitchen & Lounge
- Great Condition Throughout
- EPC Rating C & Council Tax Band B



The Location...

Nearest Stations ...

- Rayners Lane (0.4 miles)
- West Harrow (0.6 miles)
- South Harrow (0.8 miles)



West Harrow is a locality directly to the West/Southwest of Harrow town in the London Borough of Harrow. West Harrow is almost exclusively residential, with a few threads of localized commercial zoning around its edges and an occasional small shop dotted within the residential areas. West Harrow Park boasts a cafe, free gym equipment and has a large children's and under-fives play area for local families. There are excellent local transport links (buses and 3 tube stations within easy walking distance). There are many local schools nearby some of these include Whitmore High School, Vaughan Primary School, Alexandra School and Roxeth Primary School.

