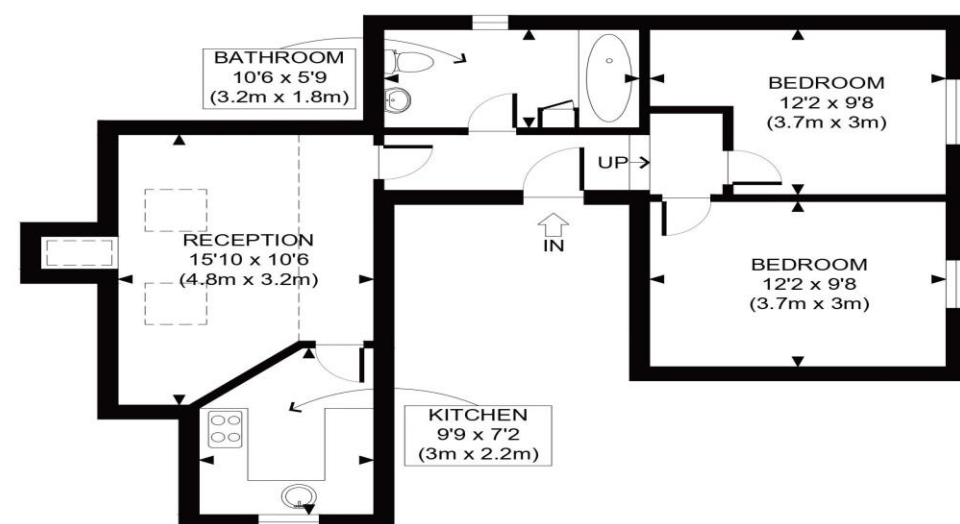


The Floorplan...



SECOND FLOOR
GROSS INTERNAL
FLOOR AREA 563 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA: 563 SQ FT/ 52 SQM

PROPERTY PHOTO PLANS.CO.UK
ONE STOP SHOP FOR PROPERTY MARKETING

This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

More Details From...

Call: Brian Cox North Harrow: 020 3866 6640

Email: Azi.Rahman@brian-cox.co.uk

Web: www.brian-cox.co.uk



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.



0203 866 6640
brian-cox.co.uk



Brian Cox Estate Agents are delighted to offer this beautifully presented two-bedroom top floor flat to the market! This flat offers bright, spacious living in a sought-after location in the heart of Hatch End. Situated within a well-maintained building, the property boasts two generously sized double bedrooms, a spacious and airy reception room, and a modern fitted kitchen. The flat is flooded with natural light throughout, creating a warm and welcoming atmosphere ideal for first-time buyers, downsizers, or investors alike. Further benefits include a share of freehold, no onward chain, and close proximity to Hatch End's excellent range of boutique shops, restaurants, cafés, and convenient transport links including Hatch End Overground Station and multiple bus routes.



Guide Price £280,000

Share of Freehold

Devonshire Road, Pinner HA5 4LY



In Brief...

- Two well-proportioned double bedrooms
- Bright and spacious reception room
- Modern kitchen and bathroom
- Share of freehold
- Chain free sale
- Prime Hatch End location close to amenities and transport links
- EPC Rating C & Council Tax Band C



The Location...

Nearest Stations ...

Pinner Underground (Metropolitan Line)
• Approx 0.8 miles

Hatch End Railway Station (London Overground; Watford DC Line)
• Approx 0.9 miles

Northwood Hills Underground (Metropolitan Line)
Approx 1.1 miles

Hatch End is known for tree-lined streets, green spaces, and parks—making it ideal for families and those seeking a relaxed suburban vibe

