



## Navigation Building, Station Approach, UB3 4FF Asking Price £220,000

Council Tax:

Tenure: Leasehold



Brought to the market in High Point Village, Hayes Town is this larger than most fifth floor studio, being sold with NO ONWARD CHAIN. The property is a stones throw away from Hayes and Harlington Station and is a great buy to let opportunity with a potential gross yield of 7% or a great stepping stone for a first time buyer!

The property offers separate bedroom area with fold down bed/desk, modern shower room, sitting area with large Juliet balcony, modern fitted kitchen with appliances and storage units throughout. High Point Village offers communal grounds for all residents along with concierge service, private gym for residents offering additional facilities such as a Jacuzzi and sauna rooms.

This award-winning urban village features four interconnected landscaped gardens, a water feature and places to relax, a public square for events,

- Spacious Studio Apartment w/ Bed Area
- Furnished
- Fifth Floor Apartment
- Dawn til Dusk Concierge Service
- Secure Communal Entrance
- Access To On Site Gym And Pool
- Bedroom/Dining Area
- Passenger Lift
- Next to Hayes & Harlington station

