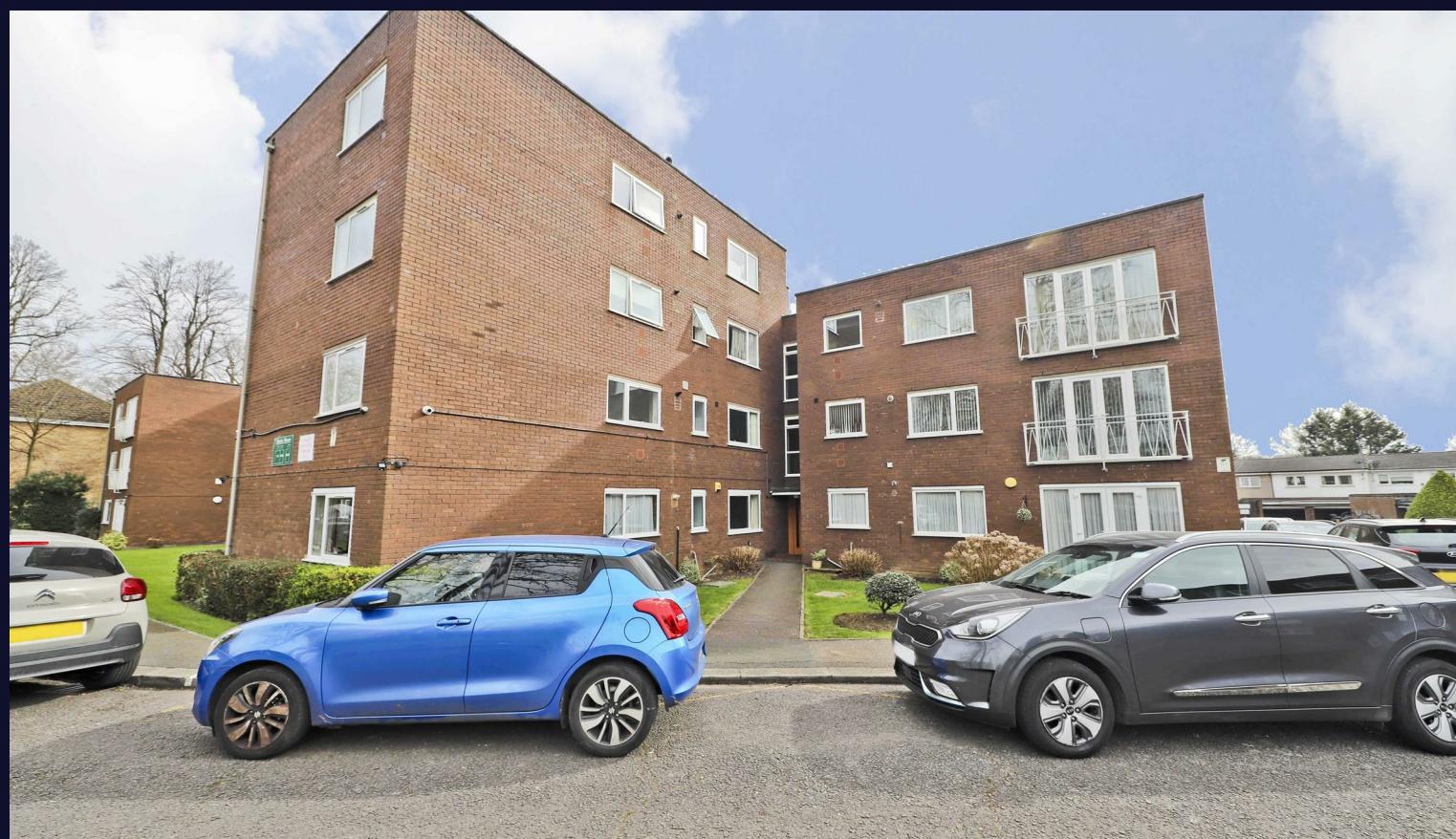


Chesswood Way

Pinner • • HA5 3YU
Asking Price: £385,000



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Chesswood Way

Pinner • • HA5 3YU

A spacious two bedroom apartment in central Pinner invites both buyers and investors to come and view. It has spacious and light filled interiors and a garage as well for extra storage. With being a convenient walk from both the high streets of Pinner, Hatch End and Northwood making it easy for the commuter. There is a bus stop right outside the property (which goes to both Pinner and Hatch End), as well as it overlooking the Montesole Playing fields outside the property along with the development's communal gardens.

Ground Floor Flat

Two Bedrooms

En-Suite Bathroom

Chain Free

Garage Included

Large Living/Dining Area

Fitted Kitchen

Storage Throughout

Close to Metropolitan Line

1028sq ft.

These particulars are intended as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page.





Description

The apartment is comprised of two spacious bedrooms each with plenty of additional storage space and an en-suite. The kitchen is also next to the hallway and at the end sits the impressively sized living/dining room.

Outside

The exterior of the home has parking and also a garage space for extra storage.

Location

Derby House is located within a short walk of both Pinner High Street and Hatch End offering a range of supermarkets, high street and boutique shops. The area has good underground transport links with Pinner Station within a 10 minute walk and direct tubes to Central London. The property is located within a range of excellent schools including West Lodge Primary School and St John Fisher Catholic Primary School with an Ofsted rating of 'Outstanding'.



Schools:

Northwood Secondary 0.7 miles
Pinner Wood 0.4 miles
Harlyn Primary 0.5 miles



Train:

Pinner 0.5 miles
Northwood Hills 0.8 miles
Hatch End 1.2 miles



Car:

M4, A40, M25, M40



Council Tax Band:

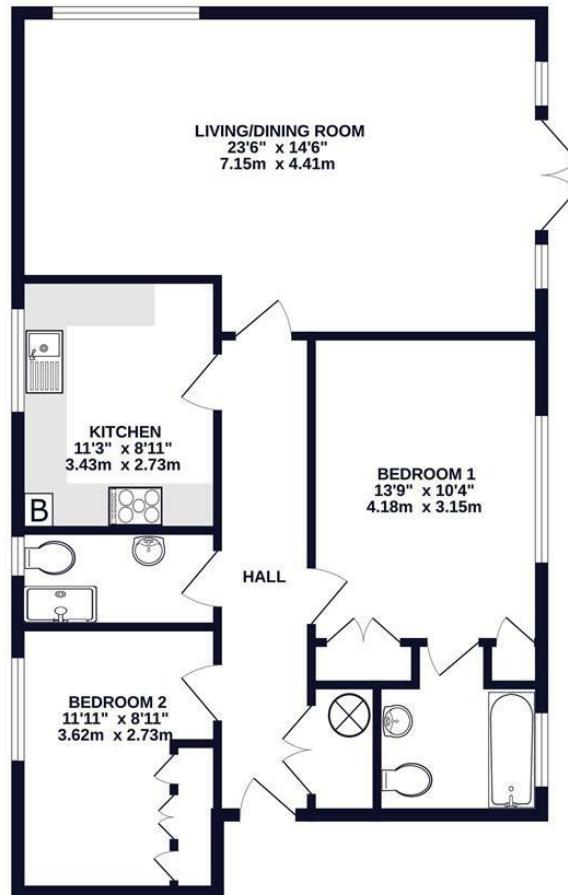
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(Distances are straight line measurements from centre of postcode)



OUTBUILDING
151 sq.ft. (14.0 sq.m) approx.

GROUND FLOOR
877 sq.ft. (81.5 sq.m) approx.



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TOTAL FLOOR AREA: 1028 sq ft. (95.5 sq.m) APPROX.
Whilst every attempt has been made to ensure the accuracy of the plan, certain items, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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| Energy Efficiency Rating | |
|---|---------|
| | Current |
| Very energy efficient - lower running costs | |
| 2014/15 A | A |
| 2014/15 B | B |
| 2014/15 C | C |
| 2014/15 D | D |
| 2014/15 E | E |
| 2014/15 F | F |
| 2014/15 G | G |
| All energy efficient - higher running costs | |
| EU Directive 2002/91/EC | |

England & Wales

Important Notice: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise has the authority to make or give any representation or warranty in respect of the property.