

Elmgrove Road

Harrow • • HA1 2QQ
Offers In Excess Of: £330,000



coopers
est 1986

Elmgrove Road

Harrow • • HA1 2QQ

This well-maintained ground floor flat offers two generously sized double bedrooms and is available with no onward chain. Ideally positioned in a prime location, it provides easy access to major transport links, including the Metropolitan, Bakerloo, London Overground, and Chiltern Line services—connecting residents to Central London and beyond with ease.

The property features a spacious reception room, a modern fitted kitchen, a family bathroom, and a private patio garden terrace—perfect for outdoor relaxation or entertaining.

Ground Floor Flat

Two Double Bedrooms

Spacious Living/Dining Room

Fitted Kitchen

Private Terrace Garden

No Onward Chain

Long Lease Remaining

Family Bathroom

Short Stroll to the High Street

Approx Area: 687 sq 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

As you enter the property, you're welcomed into a spacious hallway that provides access to all rooms. To your immediate right is the kitchen, a well-laid-out space with modern fittings and a window allowing in natural light.

Continuing through the hallway, on your left is the bathroom, complete with a bathtub, sink, and WC. Adjacent to the bathroom is a handy storage cupboard, perfect for household essentials.

Moving forward, you reach the two bedrooms, positioned side by side. Each room has built in wardrobes and offers ample space for furniture and overlooks the garden terrace, creating a calm and airy atmosphere.

At the far end of the hallway, you'll find the living room, a bright and inviting space with direct access to the garden terrace.

This thoughtfully arranged layout combines comfort, practicality, and outdoor living, all on one convenient level.

Outside

Externally, there is residents' parking available on a first-come, first-served basis. The flat also benefits from a private patio garden terrace, ideal for entertaining or relaxing outdoors. Spanning the full width of the property, the terrace offers a peaceful and secluded outdoor retreat.

Location

Watson House is ideally located on Elmgrove Road, right in the heart of Harrow town centre. Just a short walk away, you'll find a wide range of shopping, dining, and leisure facilities, including two shopping centres, a large Tesco supermarket, a multi-screen cinema, and a gym. The area is also home to several Ofsted-rated "Outstanding" primary schools.

Excellent transport links are nearby, with Harrow-on-the-Hill Station (Metropolitan Line and Chiltern Railway) and Harrow & Wealdstone Station (Bakerloo and London Underground) both within walking distance, offering fast and convenient access to Central London, including Baker Street and Euston.

This property would make an ideal home for first-time buyers or a smart investment opportunity. Viewings are highly recommended.



Schools:

Saint Jerome Church of England Bilingual School 0.1 miles
Alpha Preparatory School 0.2 miles
Harrow High School 0.4 miles



Train:

Harrow-on-the-Hill Station 0.5 miles
Harrow & Wealdstone Station 0.4 miles
Kenton Station 0.6 miles



Car:

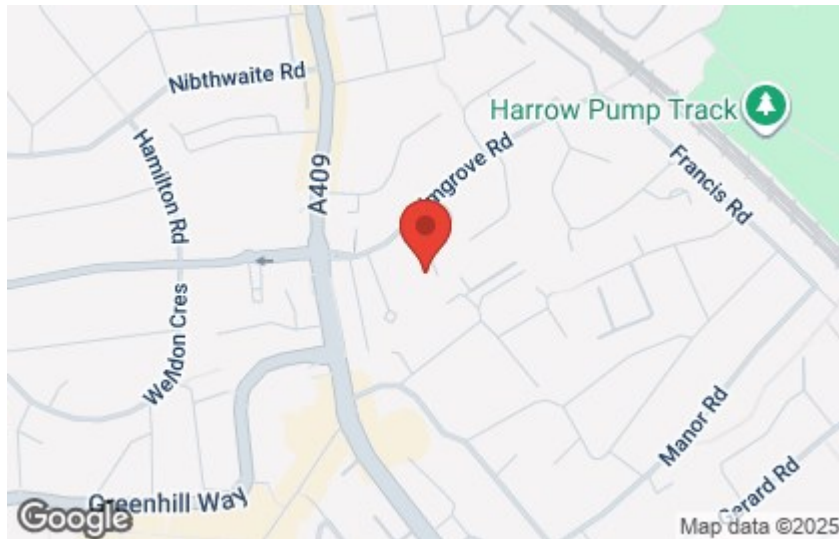
M4, A40, M25, M40



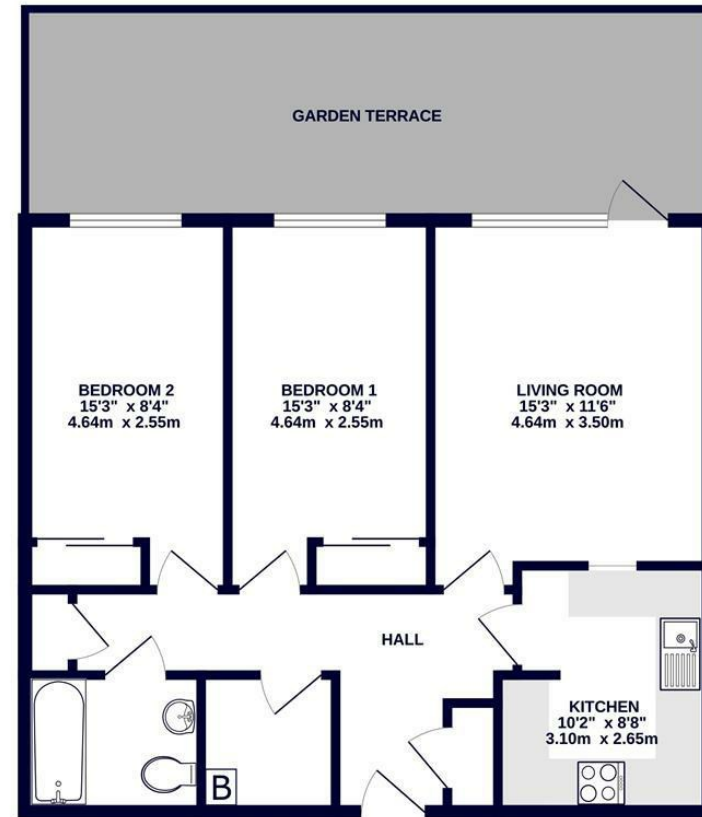
Council Tax Band:

D

(Distances are straight line measurements from centre of postcode)



GROUND FLOOR
687 sq.ft. (63.8 sq.m.) approx.



TOTAL FLOOR AREA: 687 sq.ft. (63.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, 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.

Made with Metropix ©2025



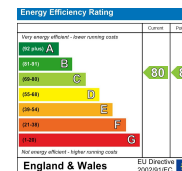
coopers
est 1986

0208 017 6000

18 Bridge Street, Pinner,
Middlesex, HA5 3JF

pinner@coopersresidential.co.uk

CoopersResidential.co.uk



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.