



## Lowther Road

Stanmore

Asking price £295,000

A beautifully presented one bedroom flat with private patio garden. The flat offers a sizable reception room with French doors leading onto a well-kept patio garden, generous separate kitchen, spacious bedroom with a lovely bay window, family bathroom and well decorated throughout, so ready to move into.

This maisonette has its own private entrance and is situated on a peaceful cul-de-sac just moments away from Queensbury station (jubilee line). Resident's parking permits are available, and property is being sold chain free with Davidson Frost-Wellings.

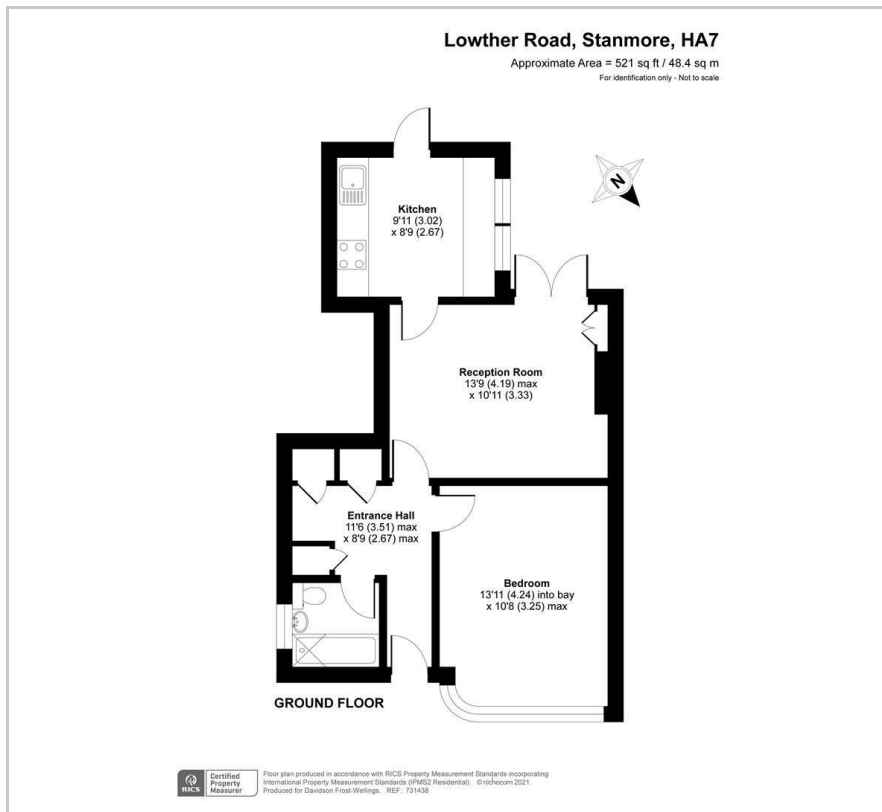
Leasehold of approximately 93 years remaining.  
Ground Rent of £250 per year.  
Service Charge of £620 per year.  
Harrow Council Tax Band B.

### Viewing

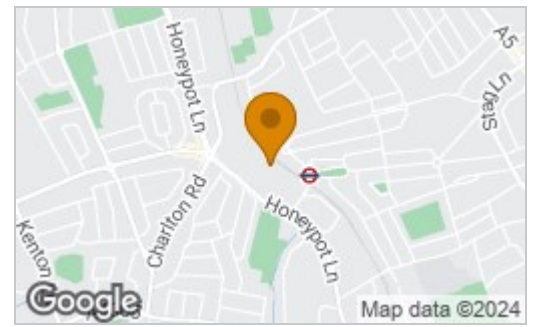
Please contact our Davidson Frost-Wellings Office on 020 8954 8806 if you wish to arrange a viewing appointment for this property or require further information.

- One bedroom
- Private garden
- Good condition
- Separate spacious kitchen
- Close to shops and the Tube
- Chain free

# Floor Plan



# Area Map



## Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		<b>76</b>
(55-68) <b>D</b>	<b>47</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



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