

for sale

offers in the region of **£400,000**



Corbins Lane Harrow HA2 8EN

**** DUPLEX FLAT ** TWO BEDROOMS ** SPACIOUS LIVING AREA **
FULLY FITTED KITCHEN ** SHOWER ROOM ** QUIET LOCATION
CLOSE TO SOUTH HARROW ** PRIVATE GATED PARKING SPACE **
IDEAL PROPERTY FOR FIRST TIME BUYERS ** VIEWINGS ARE HIGHLY
RECOMMENDED ****

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Entrance Hall

Lounge

20' x 12' 1" (6.10m x 3.68m)

Kitchen

7' 8" x 5' 9" (2.34m x 1.75m)

Bedroom One

10' 1" x 8' 5" (3.07m x 2.57m)

Bedroom Two

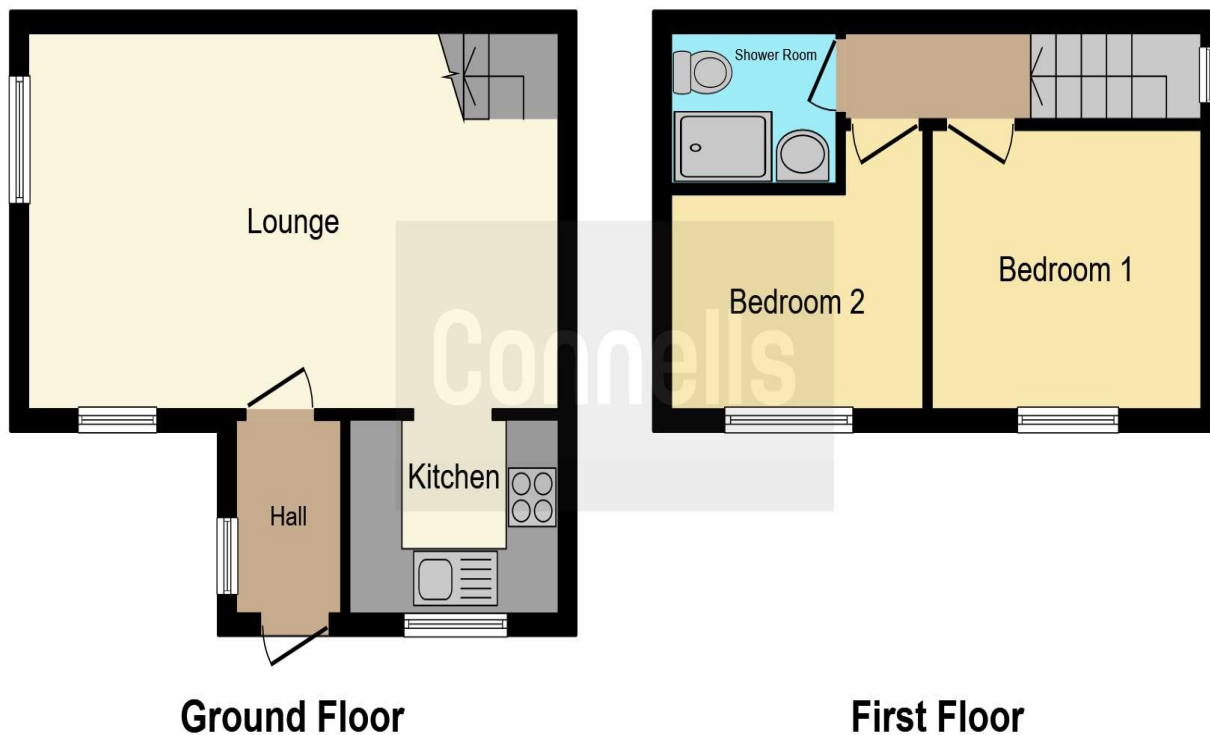
9' 5" x 8' 5" (2.87m x 2.57m)

Shower Room









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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182 Station Road
 HARROW HA1 2RH

Property Ref: HRW310280 - 0012

Tenure: Leasehold

EPC Rating: D

view this property online [connells.co.uk/Property/HRW310280](https://www.connells.co.uk/Property/HRW310280)

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2018. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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