



A GROUND FLOOR TWO BEDROOM, TWO BATHROOM APARTMENT

Argent House, The Avenue, Hatch End, Pinner, HA5 4EH

ROBSONS

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GROUND FLOOR • TWO BEDROOMS • TWO BATHROOMS • LIVING/DINING ROOM • FITTED KITCHEN • GATED • COMMUNAL GARDENS • OFF-STREET PARKING

Description

This well presented ground floor apartment offers over 1,000 sq ft of well-proportioned and versatile living space.

The accommodation comprises a generous living/dining room, perfect for entertaining or relaxing, and a fully fitted kitchen with ample space for an additional dining area. There are two comfortable bedrooms, including the main bedroom complete with an ensuite shower room, alongside a family bathroom.

The property further benefits from gated off-street parking and access to attractive, well-maintained communal gardens, providing a peaceful setting in a convenient location.





The Avenue is located a short walk from Hatch End High Street, and a variety of shopping facilities, restaurants, coffee houses and popular supermarkets. Pinner High Street is also close by, and offers an alternative choice of amenities. For commuters, Hatch End Overground Station provides a frequent service into London Euston, with the Metropolitan Line available at nearby Pinner Station, and easy access to local bus routes.

The area is well served by primary and secondary schooling, including Grimsdyke, Pinner Wood and Pinner Park Primary Schools, as well as Hatch End and Nower Hill Secondary Schools. There are plenty of local parks and playing fields within the area, as well as Grimsdyke Golf Course, which is close by.

Additional Information

Tenure: Leasehold

Lease Length: 105 years remaining

Service Charge: Approx. £3,229 p/a

Ground Rent: Approx. £699 p/a

Local Authority: London Borough of Harrow

Council Tax Band: E

Energy Efficiency Rating: C

For additional information, please refer to www.robsonsworld.com or call us on: 020 8866 8083.



Approximate Gross Internal Area = 95.0 sq m / 1,022 sq ft

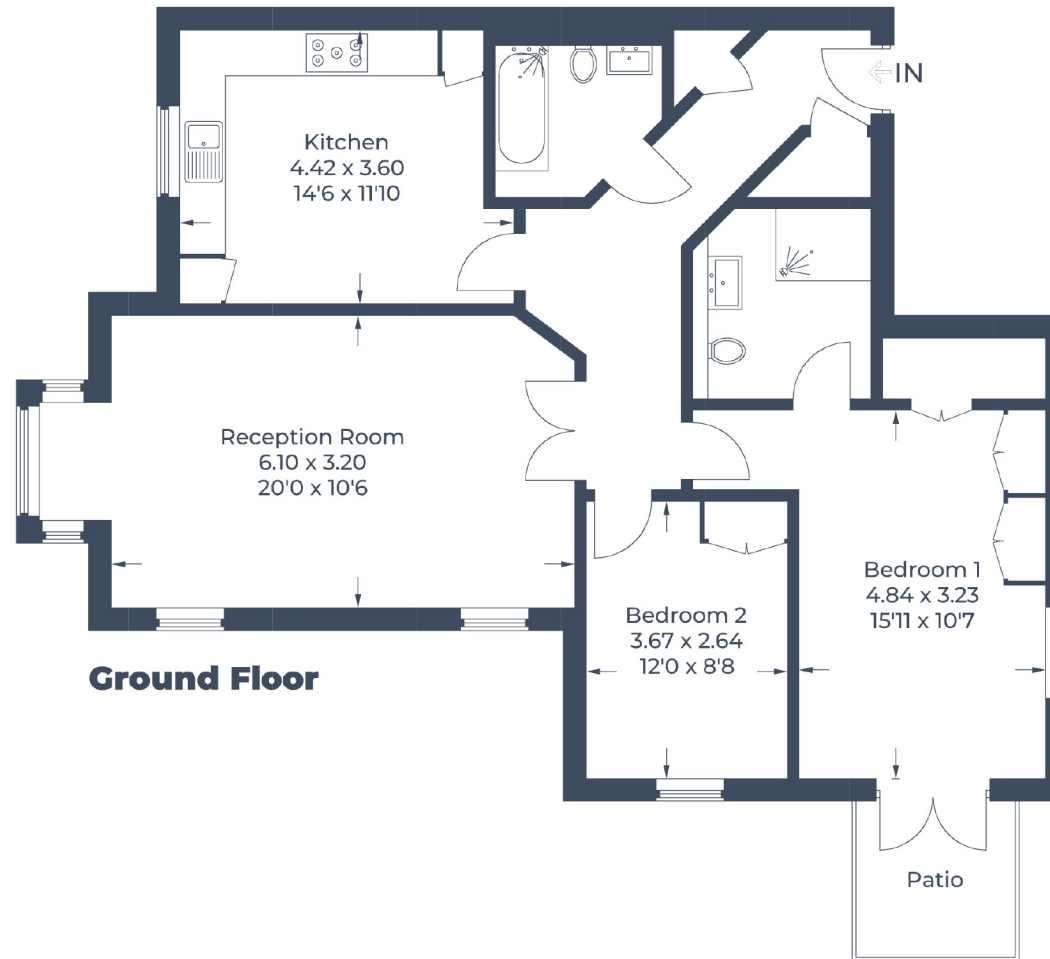


Illustration for identification purposes only,
measurements are approximate, not to scale.

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