



**A TWO BEDROOM MODERN APARTMENT IN A PRIME LOCATION**

Granville Place, Elmpark Road, Pinner, HA5 3NL

**ROBSONS**



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**LIVING ROOM • MODERN KITCHEN • TWO BEDROOMS • FAMILY BATHROOM • SHARE OF FREEHOLD • RESIDENTS PARKING • WALKING DISTANCE TO LOCAL AMENITIES & TRANSPORT LINKS**

#### Description

Forming part of a well-maintained and highly sought-after development, just moments from Pinner High Street and the Metropolitan Line at Pinner Station, this modern two-bedroom apartment is within walking distance to local amenities and transport links.

The property features a welcoming entrance hallway with two useful storage cupboards, a bright and spacious living room, and a contemporary fitted kitchen equipped with modern appliances. There are also two well-proportioned double bedroom with and a stylish bathroom with under-sink storage.

This attractive apartment presents an excellent opportunity for first-time buyers, investors, or those seeking a convenient low-maintenance home in a prime location close to local shops, cafés, and excellent transport links.







Granville Place is situated off Elm Park Road just moments from Pinner's wide choice of shopping facilities, restaurants, coffee houses and popular supermarkets. For commuters, transport facilities include local bus links and the Metropolitan Line at Pinner tube station which provides a fast and frequent service into the heart of London. The area is also well served for parks/playgrounds, recreational facilities and places of worship.

#### **Additional Information**

Tenure: Share of Freehold

Lease Length: 999 years

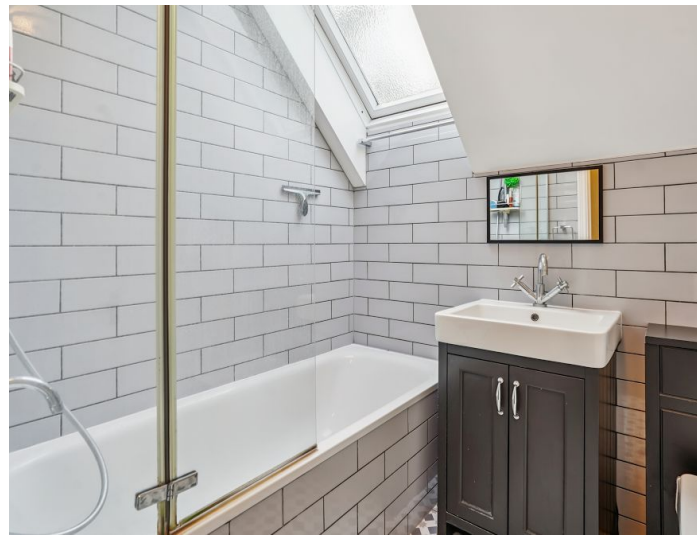
Service Charge: £1,200 pa

Local Authority: London Borough of Harrow

Council Tax: Band D

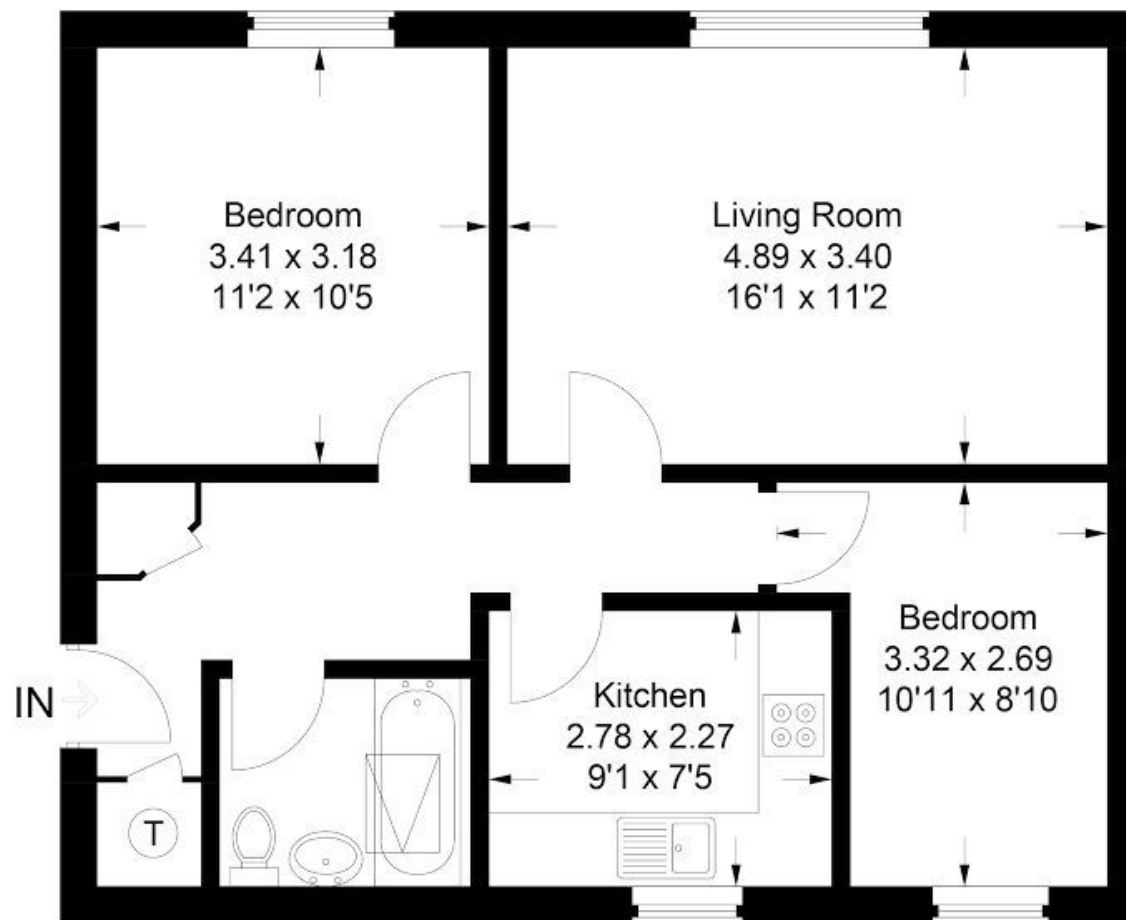
Energy Efficiency Rating: Band D

For additional information, please refer to [www.robsonswb.com](http://www.robsonswb.com) or call us on: 020 8866 8083.



## Granville

Approximate Gross Internal Area = 56.6 SQ M / 609 SQ FT



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.  
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