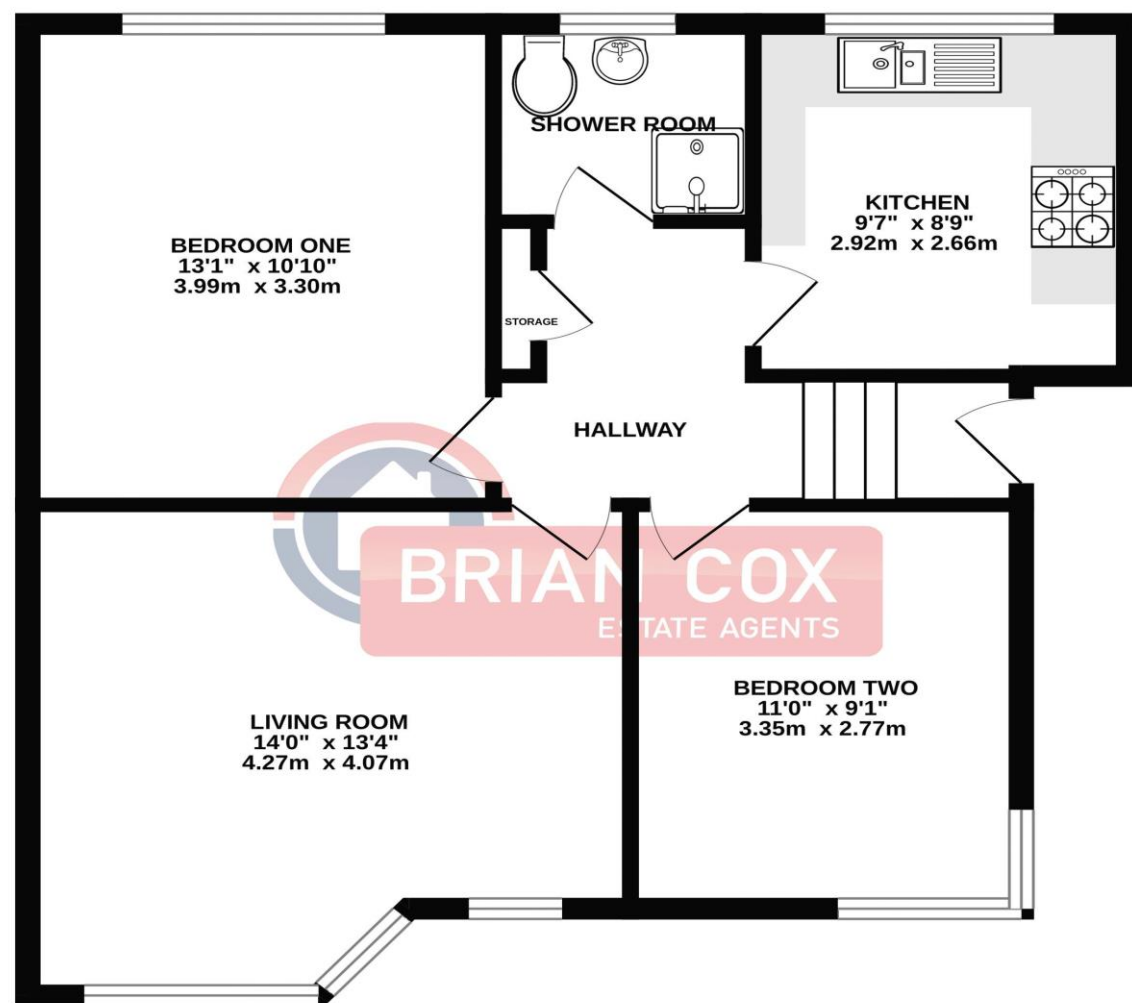


the floorplan...

FIRST FLOOR
599 sq.ft. (55.6 sq.m.) approx.



TOTAL FLOOR AREA : 599 sq.ft. (55.6 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.
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more details from...

call: **Brian Cox Central Harrow: 0208 912 0006**
email: **daniel.jed@brian-cox.co.uk**
web: **www.brian-cox.co.uk**



0208 912 0006
brian-cox.co.uk



TWO BEDROOM - FIRST FLOOR
MAISONETTE - LONG LEASE - REAR
GARDEN. Brian Cox and Company are
delighted to offer to the market this
rarely available two double bedroom first
floor maisonette conveniently located in
South Harrow. The property briefly
comprises a bright 14ft lounge, two
double bedrooms, a shower room and a
fitted kitchen. Further benefits include
the private back garden, double glazing
and gas central heating. Viewings are
available now so call to arrange yours!!



£345,000
Leasehold

Shaftesbury Avenue, Harrow HA2 0PW

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.



in brief...

- Two Double Bedroom
- First Floor Maisonette
- Long Lease
- Rear Garden
- Double Glazed / Gas Central Heating
- Convenient Location



the location...

nearest stations ...

South Harrow (0.5 miles) West Harrow (0.6 miles) Harrow-on-the-Hill (0.8 miles) South Harrow is South-West of Harrow-on-the-Hill in the London Borough of Harrow and its development originally spread South and West from the hamlet of Roxeth as a result of urbanisation and easier access from Central London by rail. The area includes the geometric garden estate of Shaftesbury Circus. Beyond this historic heart, lies a newly-developed retail park which compliments the original high street, Northolt Road, offering a variety of amenities. A variety of local buses serve the nearby town centre of Harrow which features two indoor shopping centres, Tesco's & Morrison's, a cinema and a wide range of major retailers. There are many local schools within close proximity to the property, including Roxeth Primary School, St Anselm's Catholic Primary School, Vaughan Primary School.

