



Flat 20 2 Roxborough Avenue  
Harrow, HA1 3BU

£274,950





## Flat 20 2 Roxborough Avenue

Harrow, HA1 3BU

A bright and modern one bedroom apartment situated on this tree lined road located on the lower slopes of Harrow on The Hill.

This contemporary apartment was converted in 2018 and has been well maintained by the original owner.

The property comprises a 19'2 X 9'6 open plan kitchen/living room with a Juliet balcony with lovely views, a modern fitted kitchen with quality integrated appliances. A good size double bedroom plus a Luxury bathroom suite.

Further benefits include under floor heating throughout, quality double glazing, video entry phone system, good length of lease plus ample storage.

Harrow on The Hill Metropolitan/Chiltern line Station is within 5 minutes walk, as are the excellent shopping facilities and amenities at Harrow Town Centre. Catchment for the highly renowned St Anselms School.

Communal gate

Communal entrance

Communal hall way

Own front door

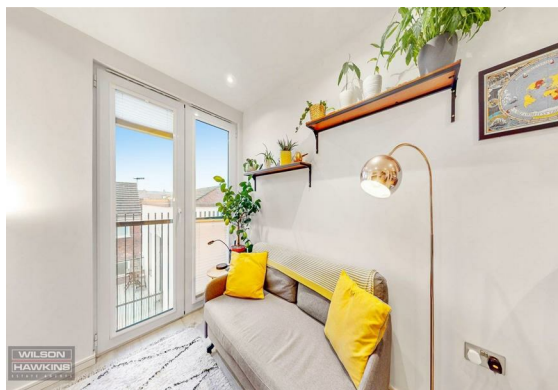
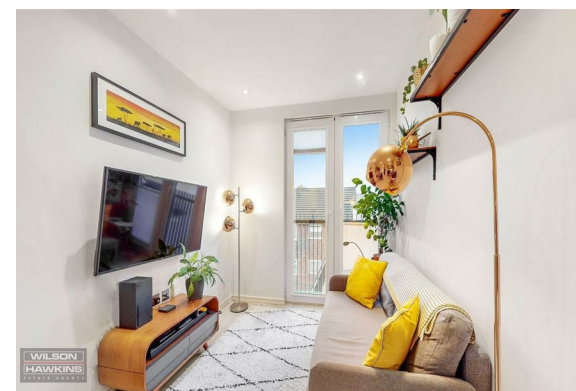
Entrance Hall

Open plan living room/kitchen

Double bedroom

Bathroom

Further information





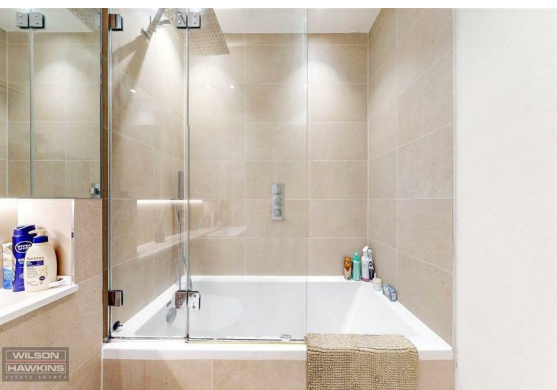


Lease- 120 Years remaining

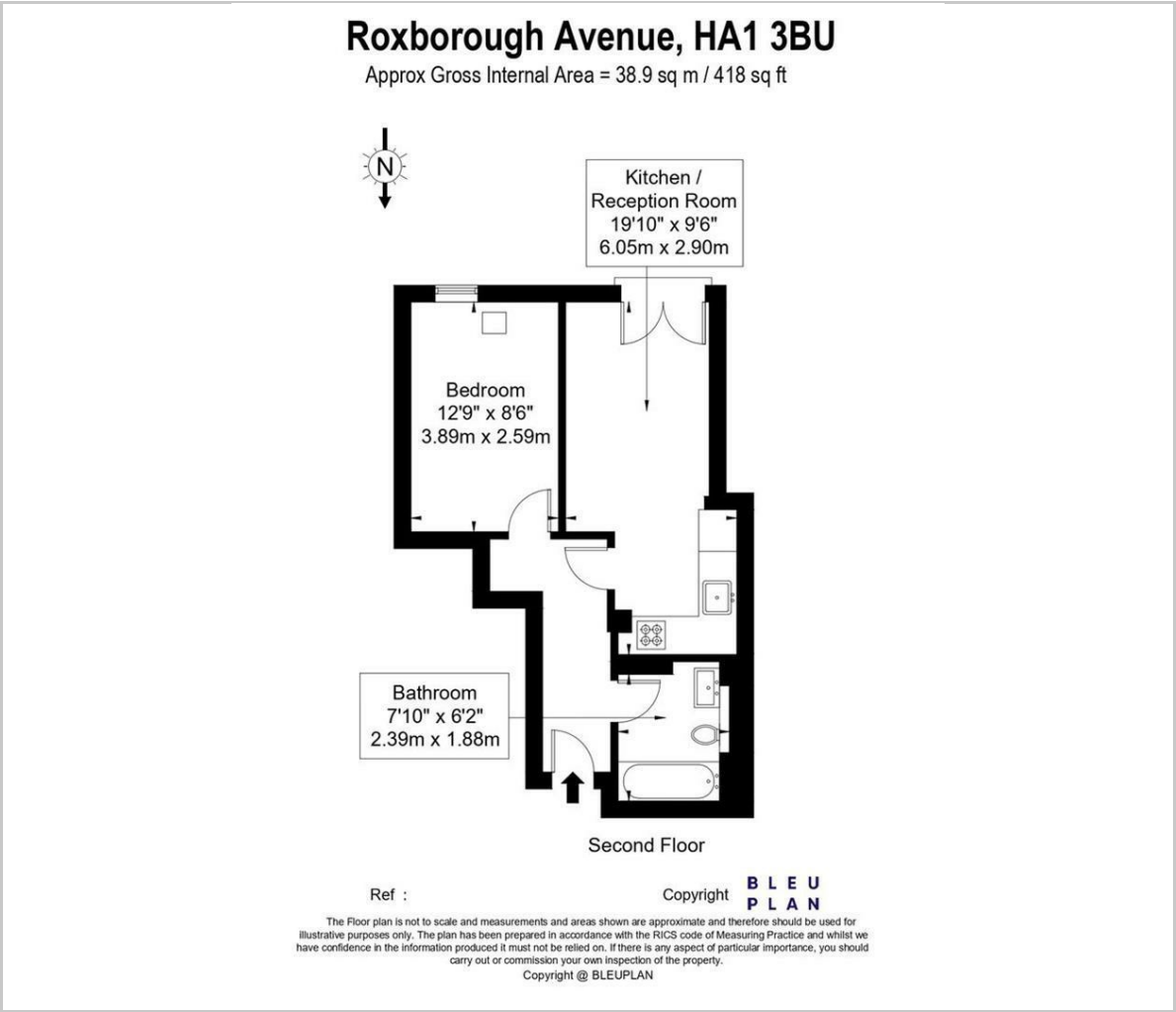
Service Charge- £1707.48 March 2023 - March 2024

Ground rent- £250 per annum

Council tax band- Band C



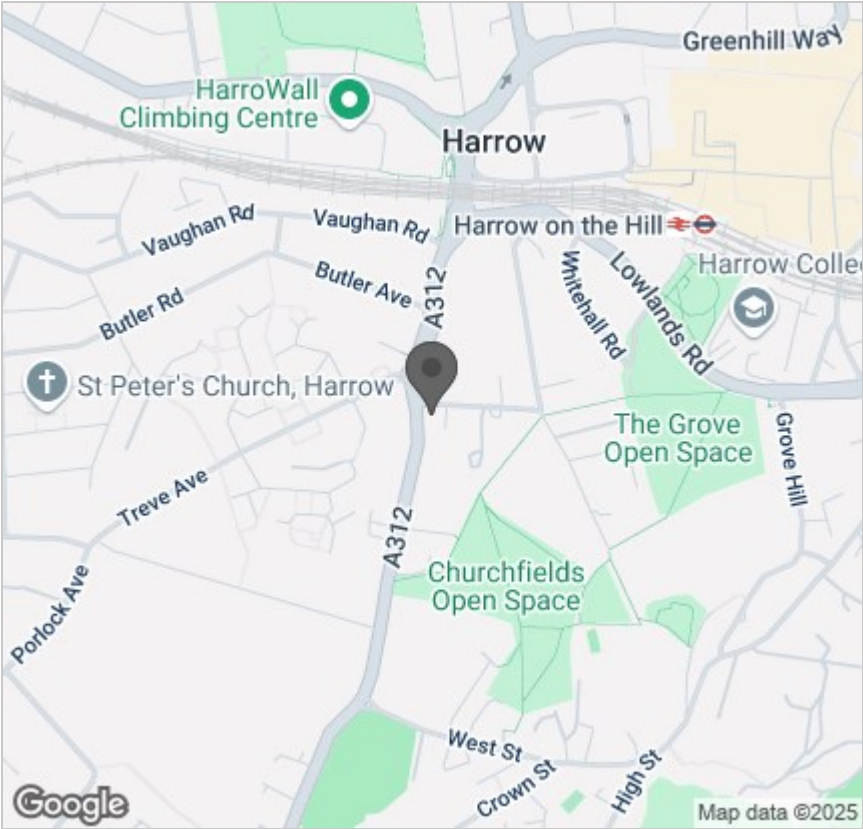
Floor Plan



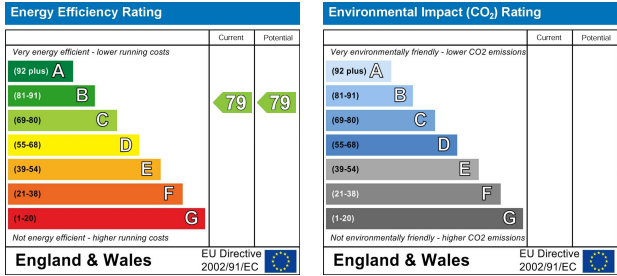
Viewing

Please contact our Harrow on the Hill Office on 020 8422 3333 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

33-35 High Street, Harrow On The Hill, Harrow, Middlesex, HA1 3HT  
Tel: 020 8422 3333 Email: enquiries@wilson-hawkins.co.uk www.wilson-hawkins.co.uk