

WELLDON CRESCENT, HARROW



Two Bedroom Ground floor Maisonette

OIEO £400,000

Description

****SHARE OF THE FREEHOLD****Robertson Phillips are delighted to present this two double bedroom ground floor maisonette onto the market. The property is in close proximity to Harrow Town Centre and benefits from two double bedrooms, a separate fitted kitchen, lounge/diner, and a modern shower suite. Added benefits include; off street parking, own entrance, double glazing, gas central heating, a private rear garden, potential to extend to the rear subject to planning permission, and side access.



Location: The property is a few minutes walk to Harrow-On-Hill Station, an array of shops and local amenities and a great school catchment to Marlborough and Norbury Primary Schools.





- *Two Double Bedroom Ground Floor Maisonette*
- *Separate Fitted Kitchen*
- *Off Street Parking*
- *Private Rear Garden With Side Access*
- *Spacious Lounge/Diner*
- *Own Entrance*
- *Share Of Freehold*
- *Potential To Extend To The Rear STPP*

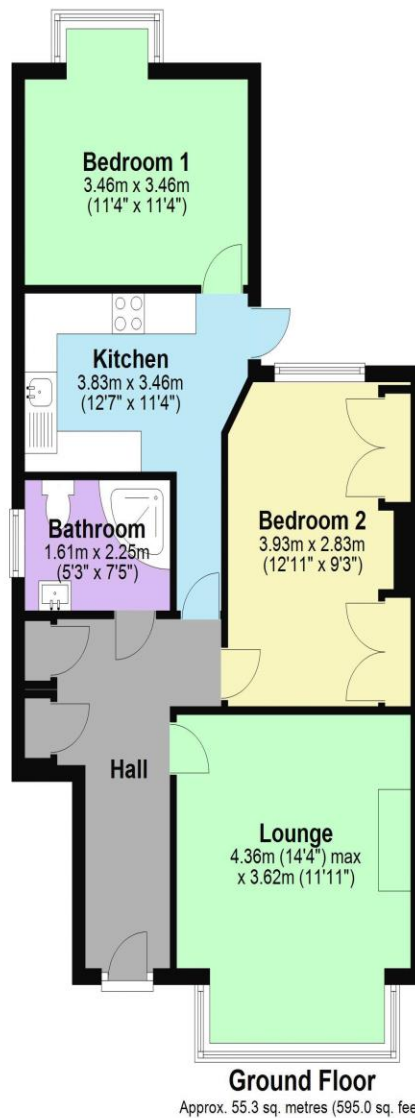


Additional Information

TENURE: SHARE OF FREEHOLD

LOCAL AUTHORITY: LONDON BOROUGH OF HARROW.

ENERGY EFFICIENCY RATING: D



Total area: approx. 55.3 sq. metres (595.0 sq. feet)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	61 D	76 C
39-54	E		
21-38	F		
1-20	G		



We have not sought to verify the legal title of the property, the existence of planning permissions and/or building regulation approvals and have been unable to check the working condition of any services or appliances.

Property layouts are for general guidance and are not drawn exactly to scale. Measurements are taken at the widest points and bays, alcoves, wardrobes etc. may not be shown.