

## ***EASTMAN ROAD, HARROW***



***One Bedroom Apartment***

***Guide Price £400,000***

## *Description*

659 Sq Ft 1 Bedroom 1 Bathroom

Apartment in Eastman Village | 4th Floor |

Nice Aspect | Balcony | Open Plan Living |

Residents' Gym | Landscaped Private

Gardens | Flexible Use Space |

Supermarket | Café | Short Walk to Harrow

& Wealdstone Station Presenting Eastman

Village, Formerly the iconic Kodak

factory, this emerging village is in the

heart of a £10.7bn transformation area.

This landmark site in Harrow is becoming

an impressive residential development

eventually providing more than 1,000 new

homes in addition to offices, retail space

and extensive parkland and communal







- 659 Sq Ft 1 Bedroom 1 Bathroom and balcony
- 4th floor with residents lift
- Modern throughout
- Secure Video Entry Phone System
- On-site Gym, School & Supermarket
- Top 5 Borough for 'Outstanding' Schools' Short Walk to Harrow & Wealdstone Station
- Fully DDA compliant
- No Upper Chain Viewing Advised

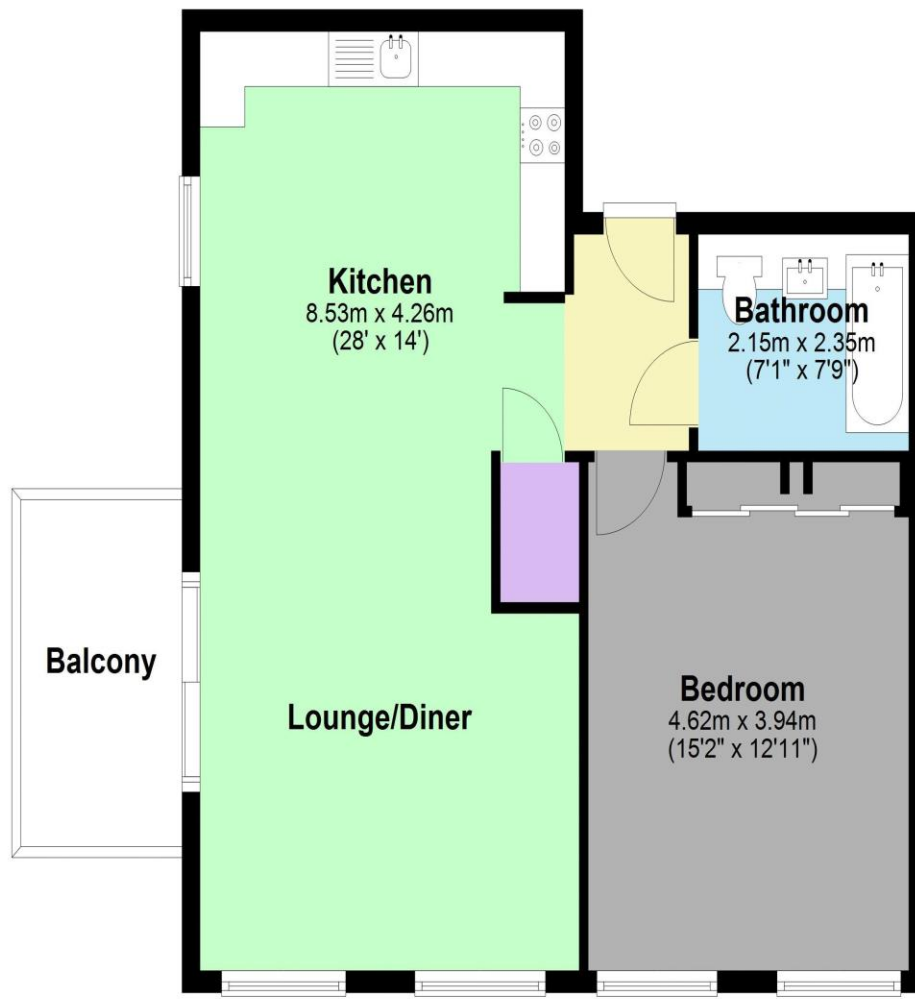


#### Additional Information

TENURE: 999 YEAR LEASE

LOCAL AUTHORITY: LONDON BOROUGH OF HARROW

ENERGY EFFICIENCY RATING: B



### Fourth Floor

Approx. 61.3 sq. metres (659.5 sq. feet)

Total area: approx. 61.3 sq. metres (659.5 sq. feet)

Score	Energy rating	Current	Potential
92+	A		
81-91	B	84 B	84 B
69-80	C		
55-68	D		
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.**