



## Brookshill, Harrow HA3 6RU

### Offers In Excess Of £499,950

A beautifully presented TWO DOUBLE BEDROOM, TWO BATHROOM SECOND FLOOR APARTMENT forming part of this sought after gated development in the heart of Harrow Weald, conveniently located for all local shopping and transport facilities. The property is being offered in good decorative order and benefits from: Security Video Entryphone System, Lift, Double Glazed Windows, Gas Fired Heating To Radiators, Reception Room With Access To Balcony, Fully Fitted Modern Kitchen, Bedroom One With En Suite Bathroom, Bedroom Two, Bathroom, Communal Ground, Allocated Parking.  
NO UPPER CHAIN



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**Exterior:**



**Reception Room:**



**Reception Room:**



**Kitchen:**



**Reception Room:**



**Kitchen:**





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**Bedroom One:**



**Bathroom:**



**En Suite Shower Room:**



**Balcony:**



**Bedroom Two:**



**Balcony:**





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## Communal Grounds:



## Communal Grounds:



## Tenure:

This is a leasehold property and the seller advises us that, to the best of their knowledge, There are approximately 975 years remaining on the lease and there is a service charge of approximately £4,293.96 plus £350 per annum Ground Rent Council Tax Band F £3,124 per annum.

As always buyers are advised to gain verification from their surveyor/solicitor during the conveyancing process.

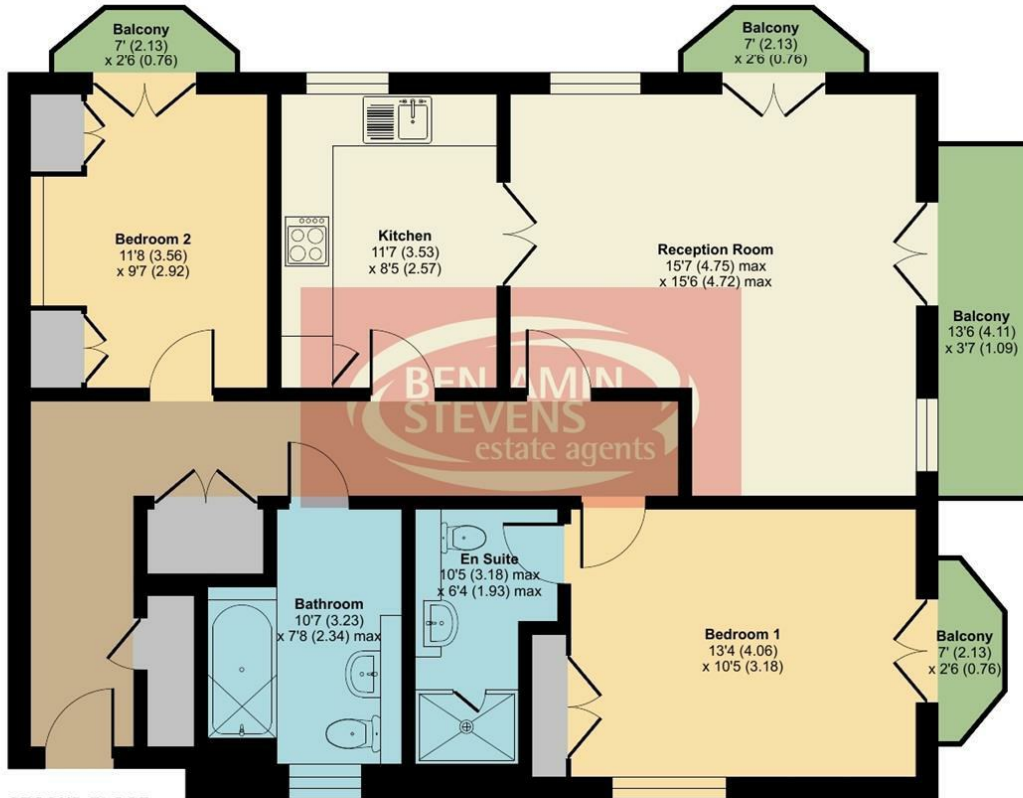
## Disclaimer:

While every care and effort has been made to ensure these details are correct their accuracy cannot be guaranteed and so should not form part of any contract.

# Brookshill Gate, Brookshill, Harrow Weald, Harrow, HA3

Approximate Area = 892 sq ft / 82.8 sq m

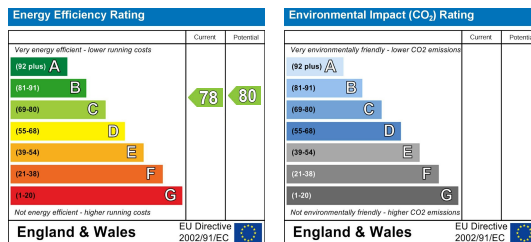
For identification only - Not to scale



SECOND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2024. Produced for Benjamin Stevens . REF: 1078189



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