



Hargrave Drive, Eastman Village, Harrow £320,000 Leasehold

Rawlinson Gold are delighted to present this delightful one bedroom apartment located within the highly desirable Eastman Village; an exciting new residential quarter conveniently located in the heart of Harrow. The apartment features a superb open-plan living area / kitchen, which has contemporary styled units and matching worktops, and features a full range of built in appliances, whilst the bathroom, complete with stylish fittings is finished using on-trend ceramic wall and floor tiling.

Further benefits include a long lease, a private balcony and a spacious double bedroom with built-in wardrobes.

**EPC Rating: B
Council Tax Band: C**

- Spacious One Bedroom Apartment • Located in Harrow's Newest Community • Highly Desirable Eastman Village • Open Plan Living • Contemporary Style Kitchen and Bathroom • Double Bedroom with Fitted Wardrobes • Private Balcony • Lift Access To All Floors • Landscaped Communal Gardens • Local to Transport Links



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FURTHER DETAILS

This spacious apartment comprises of an open-plan fitted kitchen/living area with doors leading out to a private balcony, a bedroom and a bathroom. The kitchen comes pre-equipped with a range of quality modern appliances to make cooking and entertaining a pleasure, whilst the contemporary bathroom, complete with stylish fittings, is finished using on-trend ceramic wall and floor tiling.

LOCATION

Eastman Village is an exciting new residential quarter conveniently located in the heart of Harrow. Just 11 miles northwest of central London, it's a quick and easy commute to the city's exciting West End and dynamic financial district. Home to the famous Kodak factory for 125 years, Eastman Village is set to build on that legacy and revitalise this unique landmark site. An expansive public park and communal gardens will surround the village, with a series of pedestrian routes connecting Harrow View Road to the new park – perfect for al-fresco gatherings with friends and family. With excellent transport links to Central London and beyond, a range of superb amenities close by, and plenty of open green space, Eastman Village offers you the best of all worlds.

LEASE DETAILS

The lease is 999 from May 2018. The service charge for the period between 1st June 2023 to 31st May 2024 is £1,912.68. The ground rent is £330.00

CONTACT RAWLINSON GOLD

If you would like to arrange a viewing or discuss any aspect of this property, please contact our Harrow Office on 020 8861 2020 or by email at harrow@rawlinsongold.co.uk



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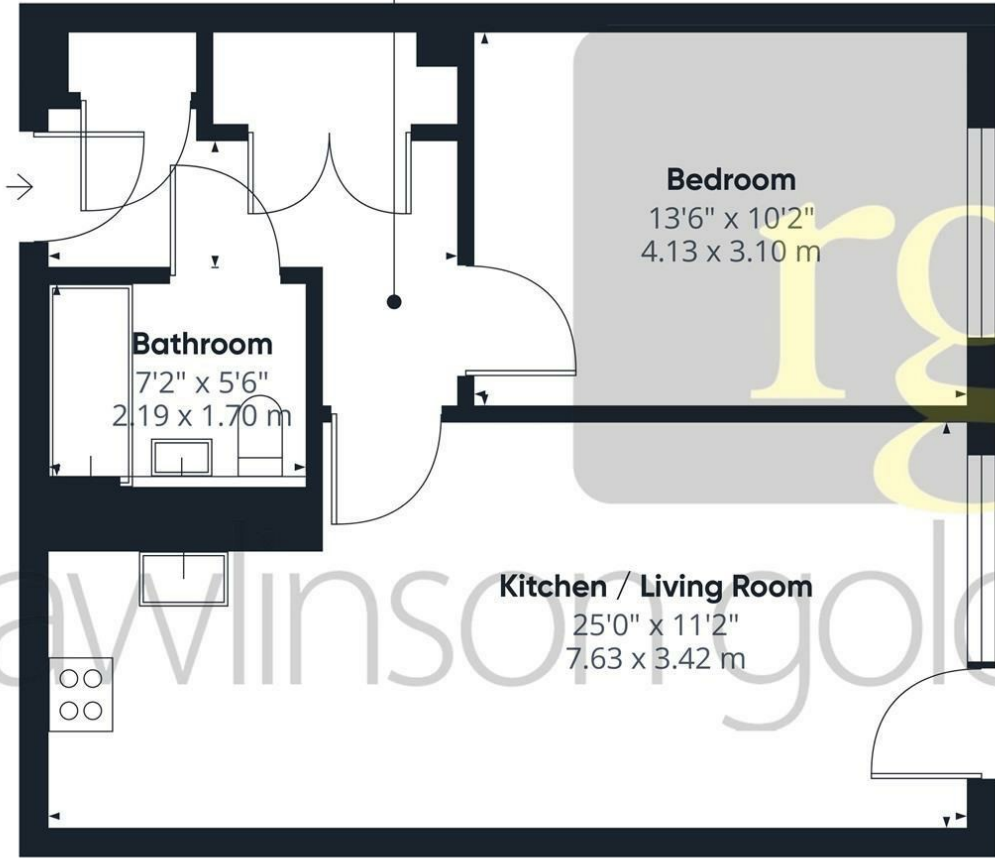
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Hallway
11'4" x 3'5"
3.45 x 1.05 m



Bedroom
13'6" x 10'2"
4.13 x 3.10 m

Bathroom
7'2" x 5'6"
2.19 x 1.70 m

Kitchen / Living Room
25'0" x 11'2"
7.63 x 3.42 m

Approximate total area⁽¹⁾
528.52 ft²
49.1 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.