



Masters Court, Lyon Road, Harrow

£500,000 Leasehold

Rawlinson Gold are pleased to present this attractive two double bedroom apartment located on the first floor of a fantastic development right in the heart of bustling Harrow town centre. Boasting two double bedrooms and two bathrooms, the apartment also features a modern kitchen with sleek units and built-in appliances, as well as stylish bathrooms with white suites and chrome fixtures.

Offered for sale with a lease of 999 years from 1st January 2017 and the remainder of a 10-year Buildmark Insurance policy, this superb apartment is conveniently located just a short stroll away from Harrow on the Hill's Metropolitan and Chiltern Line train station, providing swift access to Central London.

Harrow town centre offers an array of excellent transport, shopping, leisure, and dining options, including a multi-screen cinema.

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

- Recently Built • Superb Two Double Bedroom Apartment • Open-Plan Living Area with Fabulous Fitted Kitchen • Family Bathroom and Additional En-Suite to Master Bedroom • Ample Storage • Private Balcony • Secure Underground Parking • On-Site Concierge • Communal Gardens and Gym • Long Lease And Buildmark Insurance Policy



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FURTHER DETAILS

All floors of the building are reachable via an elevator or stairs. You can get access using the concierge or a secure entryphone system. This apartment is on the first floor. Inside, there is a hallway, an open-plan kitchen/living room with a balcony, a main bedroom and en-suite shower room, another double bedroom, and a further family bathroom. Other benefits include a secure underground parking space and an on-site gym.

LOCATION

Masters Court is wonderfully situated in the heart of Harrow's town centre, where you will find a wide range of shops and entertainment options, including a cinema. It's just a short walk to Harrow on the Hill train station, where you can catch trains to Central London on both the Metropolitan and Chiltern lines. Additionally there are several bus routes available, including the Superloop SL9 bus, which can take you directly to Heathrow Airport.

LEASE DETAILS

The lease is 999 years from 1st January 2017. The service charge for the period of 1st January 2024 to 31st December 2024 is £3,180.36. The ground rent is £350.00 per annum.

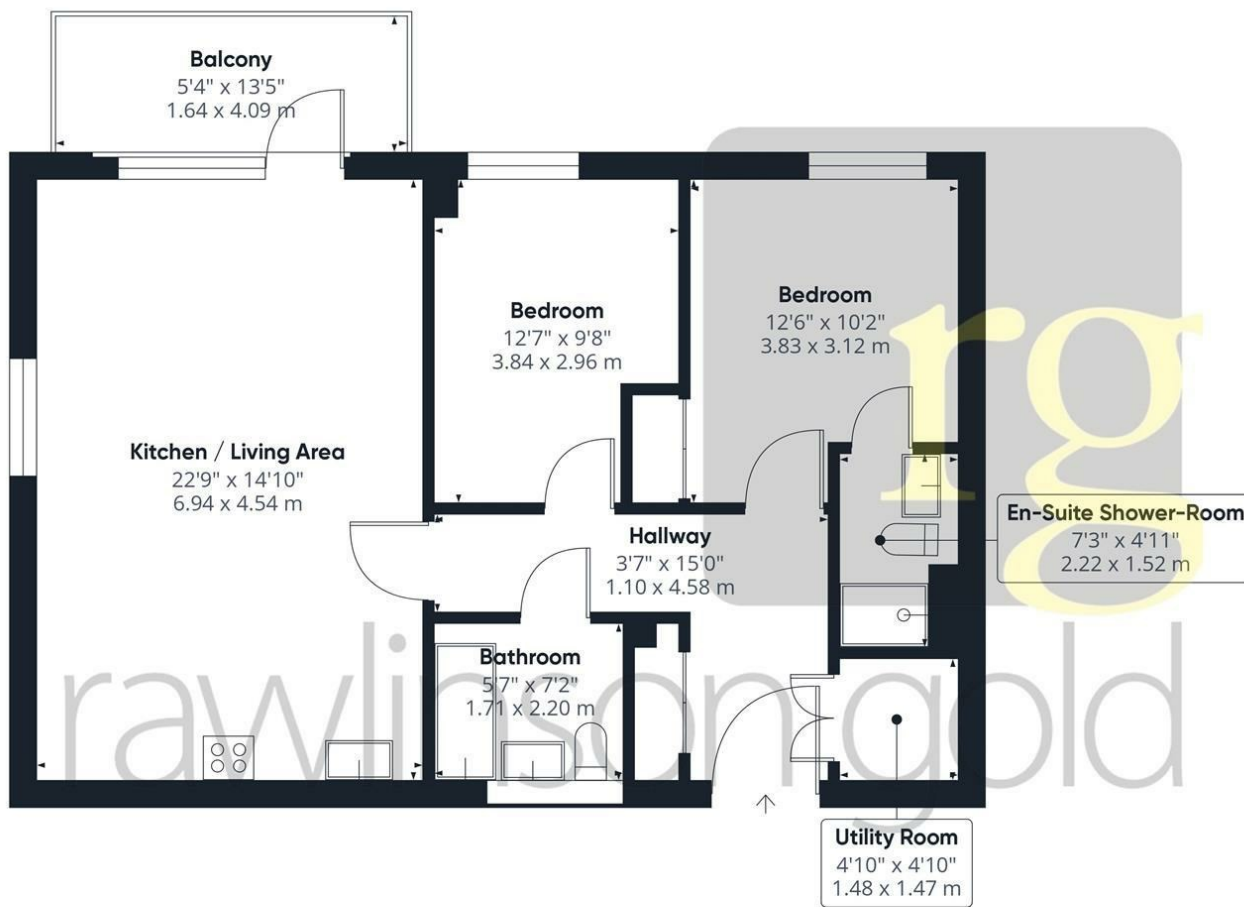
CONTACT RAWLINSON GOLD

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

FREE MARKET APPRAISAL

Please contact our Harrow Office if we can be of assistance with the sale or rental of your current property.





Approximate total area⁽¹⁾

800.83 ft²
74.4 m²

Balconies and terraces

71.04 ft²
6.6 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.

Calculations are based on RICS IPMS 3C standard.

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