



Bradburys Court, Lyon Road, Harrow £389,950 Leasehold

Stunning top-floor apartment with breath-taking panoramic views in the heart of Harrow!

To be sold with a secure underground allocated parking space, this beautifully presented one-bedroom apartment offers the perfect blend of style, convenience, open-plan living and breath-taking views. Situated on the top floor of a sought-after development in Harrow's town centre, this home enjoys an abundance of natural light and an airy, open feel. The apartment comprises an open-plan living and kitchen area with sleek units and built-in appliances, a spacious double bedroom with fitted wardrobes and a stylish bathroom with white suites and chrome fixtures. Further benefits include no forward chain.

With a 999-year lease from January 2017 and the remainder of a 10-year Buildmark Insurance policy, this apartment is a fantastic long-term investment. Harrow on the Hill's Metropolitan and Chiltern Line station is just a short walk away, ensuring effortless access to Central London.

Harrow town centre boasts excellent transport links, diverse shopping, leisure, and dining options, as well as a multi-screen cinema - everything you need right at your doorstep!

EPC Rating: B
Council Tax Band: C

- Stunning Top-Floor Apartment with Panoramic Views • Spacious Double Bedroom with Fitted Wardrobes • Open-Plan Living Area with Fabulous Fitted Kitchen • Stylish Bathroom • Utility Cupboard with Storage • Secure Underground Allocated Parking • Private Balcony • 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 entry-phone system. This apartment is on the top floor. Inside, the apartment comprises an entrance hall, open-plan living and kitchen area with sleek units and built-in appliances, a spacious double bedroom with fitted wardrobes, a stylish bathroom with white suites and chrome fixtures and a utility cupboard. Further benefits include a secure underground allocated parking space; a rarity for one bedroom apartments in the area.

LOCATION

Bradburys 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 commencing on 1st January 2017. The service charge from 1st January 2025 - 30th June 2025 is £1,192.29. The ground rent is £250.00 per annum.

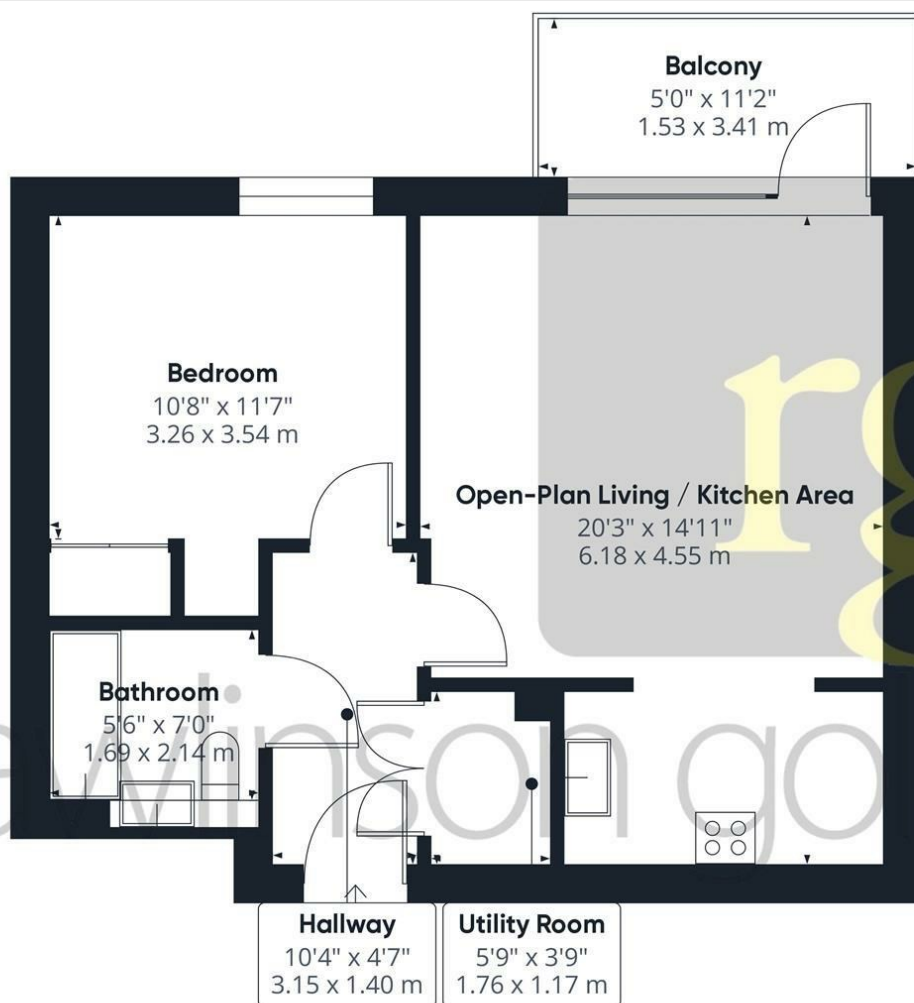
CONTACT RAWLINSON GOLD

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⁾

529.59 ft²
49.2 m²

Balconies and terraces

56.62 ft²
5.26 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 were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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