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2, Devonshire Road, Hatch End £380,000



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**NO UPPER CHAIN.....A bright Second Floor Two Bedroom flat situated in a popular development within walking distance of local shops, restaurants and station.**

Comprising lounge/diner, fitted kitchen, two good size bedrooms and bathroom/wc. Benefits include double glazing, security entry phone system, garage in nearby block and share of freehold.

**GREAT RENTAL OPPORTUNITY,  
OR FIRST TIME BUY.**



**Entrance  
Stairs to second floor. Storage cupboard.**

**Lounge/Diner 19' 3" x 17' 0" (5.86m x 5.18m) max.  
Bright room with window to front, door to:**

**Kitchen 9' 9" x 7' 6" (2.97m x 2.28m)**  
Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink with single drainer and mixer tap, fridge/freezer, dishwasher and washing machine, built-in electric fan assisted oven, built-in four ring electric hob with pull out extractor hood over, window to front and ceramic tiled flooring.

**Lobby**



**Bedroom One** 15' 0" x 9' 3" (4.57m x 2.82m)  
Window to rear and fitted wardrobe.

**Bedroom Two** 11' 9" x 10' 2" (3.58m x 3.10m)  
Window to rear and fitted wardrobe.

#### Bathroom

Fitted with three piece suite comprising panelled with electric shower over, mixer tap and shower curtain, vanity wash hand basin with cupboards under, and low-level WC, electric fan heater, fully tiled walls, wall mounted medicine cabinet, skylight, ceramic tiled flooring.

**Garage**  
Situated in nearby block to rear.

**Lease**  
Plus Share of Freehold.

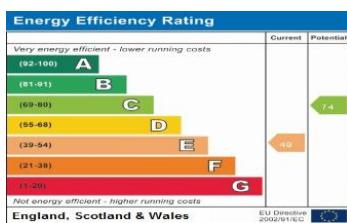
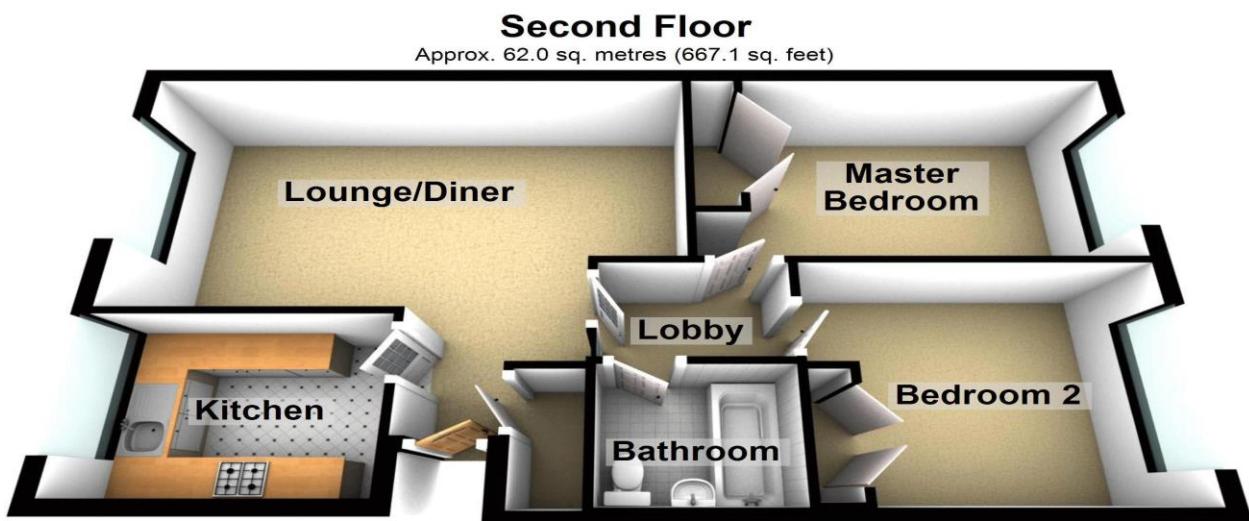
**Service Charge.**  
£1,000 P.A. confirmed by client February 2026

**Council Tax Band C**



## KEY FEATURES:

- Two Bedrooms
- Fitted Kitchen
- Spacious Lounge/diner
- Bathroom/wc
- Garage in nearby block
- Share of Freehold
- No Upper Chain



**DISCLAIMER:** Robertson Phillips may not have 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.**