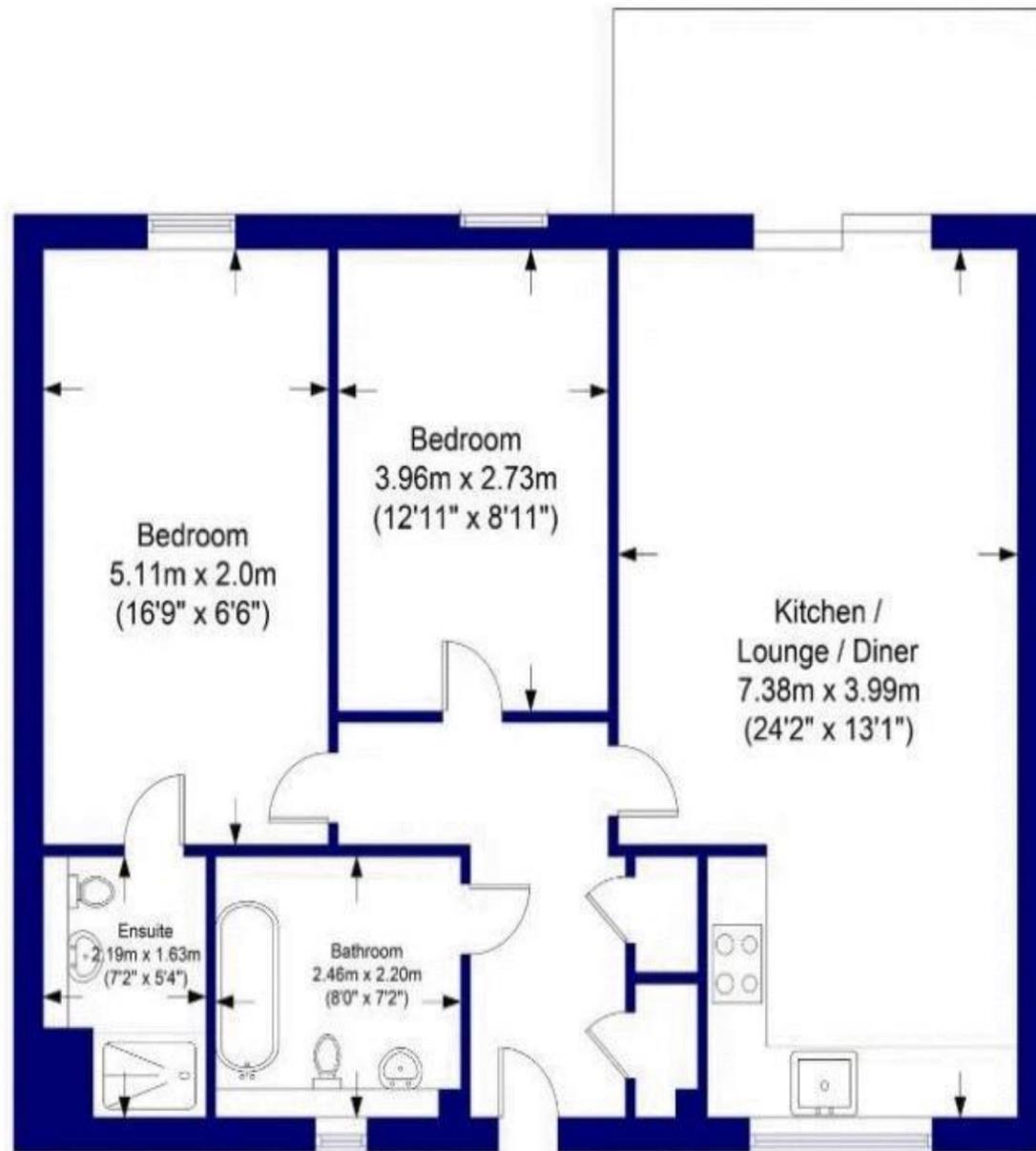


# The Floorplan...

Approximate Gross Internal Floor Area : 73.32 sq m / 789.20 sq ft



## More Details From...

Call: **Brian Cox North Harrow: 020 3866 6640**

Email: [Azi.Rahman@brian-cox.co.uk](mailto:Azi.Rahman@brian-cox.co.uk)

Web: [www.brian-cox.co.uk](http://www.brian-cox.co.uk)



0203 866 6640  
[brian-cox.co.uk](http://brian-cox.co.uk)



Brian Cox Estate Agents is delighted to present this outstanding top-floor, two-bedroom, two-bathroom apartment to the market. Situated on the top floor, the property enjoys added privacy, enhanced security, and uninterrupted views, all while benefiting from an abundance of natural light throughout the day. A private balcony further elevates the living experience, offering pleasant outdoor space and scenic vistas. The apartment includes allocated parking within a secure gated car park and is ideally located with excellent transport links, nearby shopping amenities, and access to OFSTED-rated Outstanding schools. Upon entering, you're welcomed by a spacious hallway that leads into a bright and expansive open-plan living area. The modern kitchen features generous base and wall units, quality work surfaces, and space for integrated appliances. There are two well-proportioned bedrooms, including a master with ensuite, alongside a stylish family bathroom. Additional features include ample storage space, long lease remaining, and allocated parking — making this an ideal home or investment opportunity.

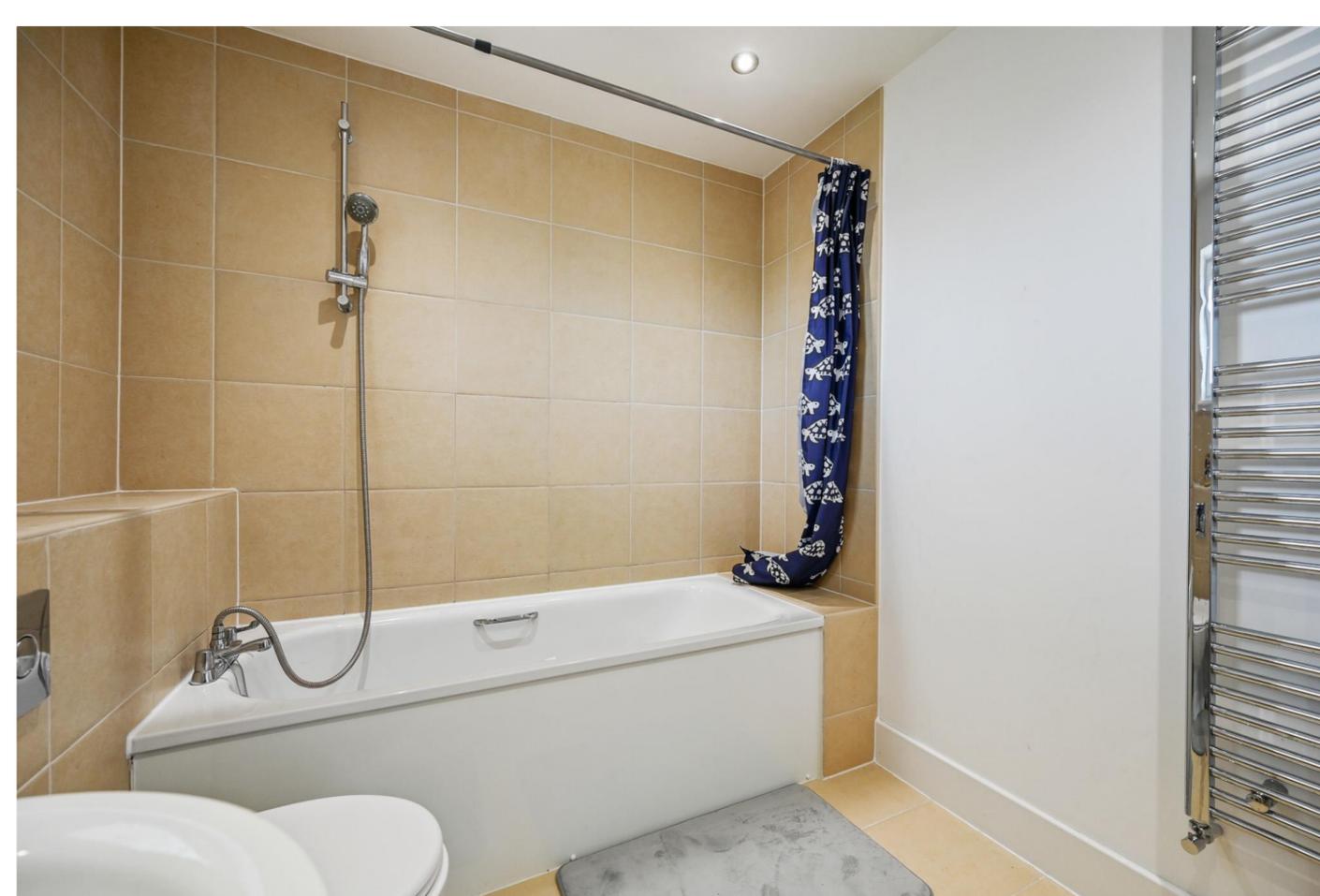


Guide Price £380,000

Leasehold

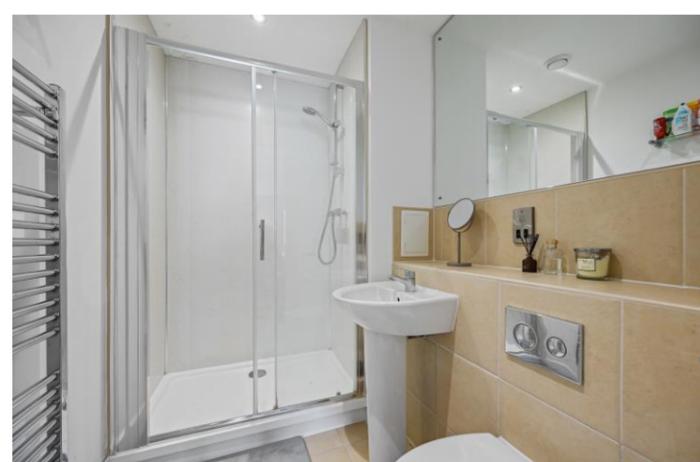
Tranquil Lane, Harrow HA2 0GS

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.



## In Brief...

- Two Bedroom, Two Bathroom Apartment
- Top Floor Flat With Lift Access
- Open Plan Lounge & Kitchen
- Private Balcony
- Generous Size Bedrooms
- Amazing Views
- EPC Rating B & Council Tax Band C



## The Location...

### Nearest Stations ...

Rayners Lane Station 0.5 miles  
South Harrow Station 0.6 miles  
West Harrow Station 0.8 miles

Close to South Harrow and Rayners Lane Train Stations which offer the Metropolitan and Piccadilly Lines. The high streets offer an array of shops and restaurants along with a choice of buses towards Harrow on the Hill, Northolt, Hounslow, Uxbridge, Greenford and Ealing. There is also a selection of schools nearby including Grange Primary, Alexandra School and the outstanding Whitmore High School. The development is located in a quiet and family friendly area.