

Connells

Elmgrove Road
Harrow

Elmgrove Road
Harrow HA1 2QH

for sale
£285,000







Property Description

Connells are pleased to offer to the market this well-presented one bedroom ground floor maisonette positioned on the ever-popular Elmgrove Road in Harrow. The property offers comfortable and practical living with the added benefits of a private rear garden , making it an ideal choice for first-time buyers, downsizers or investors alike.

The accommodation begins with a welcoming entrance leading through to a bright and airy lounge, providing an inviting space for relaxation and entertaining. The property further benefits from a separate kitchen/diner, thoughtfully arranged to offer ample worktop and storage space along with room for dining, perfect for both everyday living and hosting guests.

The double bedroom is well proportioned and positioned to the rear of the property, offering a peaceful retreat. A fitted bathroom completes the internal layout, featuring all the essential amenities.

Externally, a private rear garden, ideal for outdoor dining, gardening or enjoying warmer months in privacy.

Elmgrove Road is conveniently located for local shops, schools and transport links, with easy access to Harrow town centre and nearby stations, offering excellent connectivity into central London and surrounding areas.

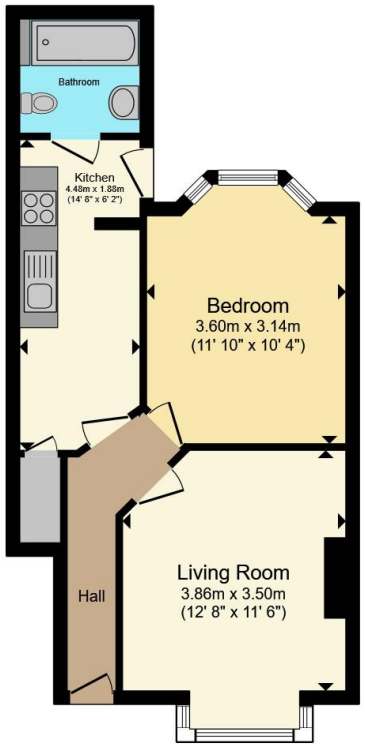
Early viewing is highly recommended to fully appreciate the space, location and potential this delightful ground floor maisonette has to offer.

Agents Note:

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.











Total floor area 44.5 m² (479 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

T 020 8427 4321
E harrow@connells.co.uk

182 Station Road
HARROW HA1 2RH

EPC Rating: D

Council Tax Band: B

Service Charge: Ask Agent

Ground Rent: Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/HRW312876

This is a Leasehold property with details as follows; Term of Lease 162 years from 05 Nov 2004. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

The Property Ombudsman

tsi APPROVED CODE TRADINGSTANDARDS.GOV.UK

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.