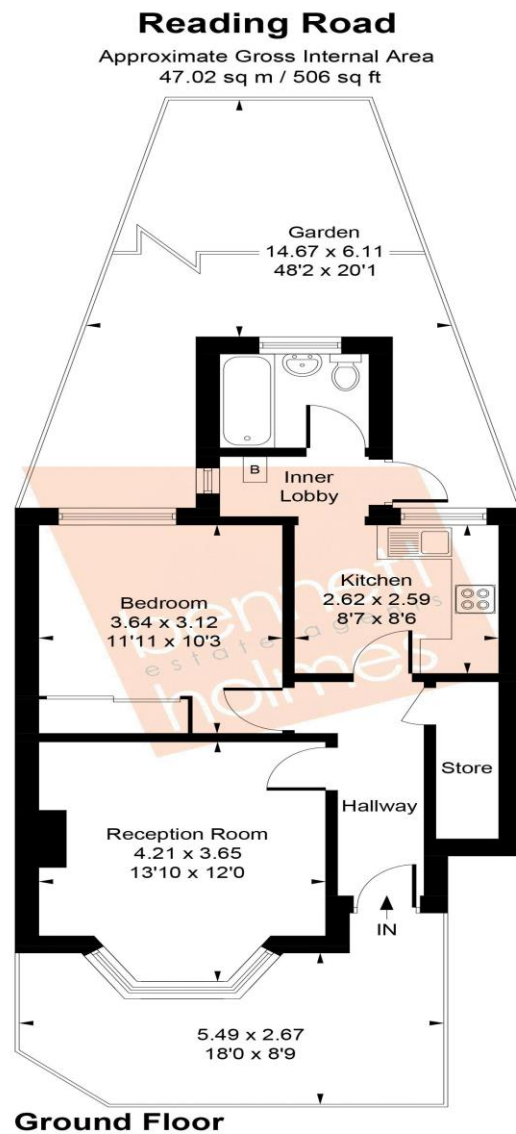


Reading Road Northolt UB5 4PG

Price Guide: £280,000



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.
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Leasehold- 127 years remaining
150 years from 29 September 2003
No service charge
Ground rent- £100 PA
Borough of Ealing
Council Tax Band- B - £1,664
EPC- C

NORTHOLT OFFICE

83 Oldfields Circus Northolt, Middlesex UB5 4RU

sales: 020 8423 2222 lettings: 020 8423 0222

northolt@bennetholmes.com

IMPORTANT Bennett Holmes would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



Bennett Holmes are pleased to offer this one bedroom ground floor, purpose built maisonette situated in a residential location in Northolt. The property is situated within walking distance of Northolt Park's National Rail Station, local bus link, local shops and local schools. Also within 0.8 miles is Northolt's Central Line Station. Benefits include 127 years remaining on the lease, no service charge £100 PA ground rent, gas central heating, double glazed windows, own section of front and rear gardens.



- ONE BEDROOM
- GROUND FLOOR MAISONETTE
- 127 YEARS REMAINING ON THE LEASE
- NO SERVICE CHARGE
- £100 PA GROUND RENT
- OWN SECTION OF FRONT AND REAR GARDENS
- GAS CENTRAL HEATING AND DOUBLE GLAZED WINDOWS
- WALKING DISTANCE TO NORTHOLT NATIONAL RAIL STATION

**Reading Road
Northolt
UB5 4PG**

Price Guide: £280,000



Accommodation

The accommodation briefly comprises a front door opening to the entrance hall with doors to the front aspect reception room, bedroom, kitchen and a large storage cupboard. The kitchen is fitted with wall and base level units, a sink and drainer, an integrated 4 ring electric hob with an overhead extractor hood and electric oven. There is plumbing for a washing machine and space for a fridge/ freezer. From the kitchen there is an arch to a lobby area with a door to a large cupboard, a door to the rear garden and a door to the bathroom. The bathroom comprises a white three piece suite; a panel enclosed bath, hand wash basin and WC. With fully tiled walls and tiled flooring.

Outside the property is a private rear garden measuring approx. 50 ft. To the front of the property is own section of front garden.

