

***BLADON GARDENS, NORTH HARROW***



***BLADON GARDENS, NORTH HARROW GUIDE PRICE £165,000***

## *Description*

A very presentable, two bedroom, ground floor, purpose built retirement flat, situated in small cul-de-sac off Blenheim Road. This location is very well served by North Harrow's shopping and Metropolitan tube station and is close to the Metropolitan line at West Harrow and Harrow Town Centre's facilities including St George's and St Ann's Shopping Precincts. The property is offered Chain Free and we are advised that the lease was renewed in 2011 to 99 years. Benefits include gas central heating, double glazed windows, 18' lounge with separate refitted kitchen area, two bedrooms and a modern shower room. Communal gardens and parking.

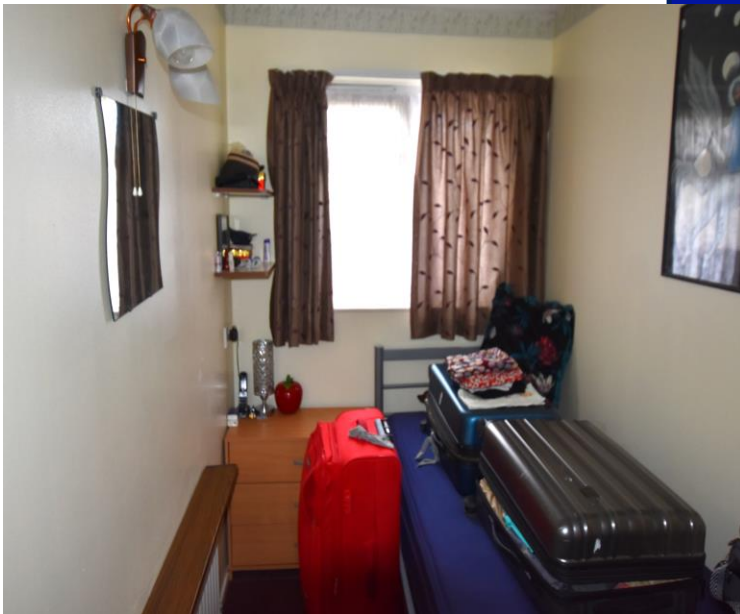


***Location:*** This road, branching off from Blenheim Road, provides direct access to West Harrow or North Harrow stations, both conveniently reachable within a 10-minute walk. Additionally, there are bus routes and shops available in both directions for added convenience.





- *Two bedroom ground floor retirement flat*
- *Gas central heating and double glazed windows*
- *New 99 years lease in 2011 (vendors information)*
- *NO UPPER CHAIN*



### Additional Information

TENURE. LEASHOLD  
LOCAL AUTHORITY. LONDON BOROUGH HARROW  
ENERGY EFFICIENCY RATING. C



We have not 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.**