



KEY FEATURES

- Two Bedroom, Two Bathroom Ground Floor Flat
- Open Plan Lounge & Kitchen
- Allocated Parking
- Leasehold
- Chain Free Sale
- EPC Rating D & Council Tax Band D

NEAREST STATIONS

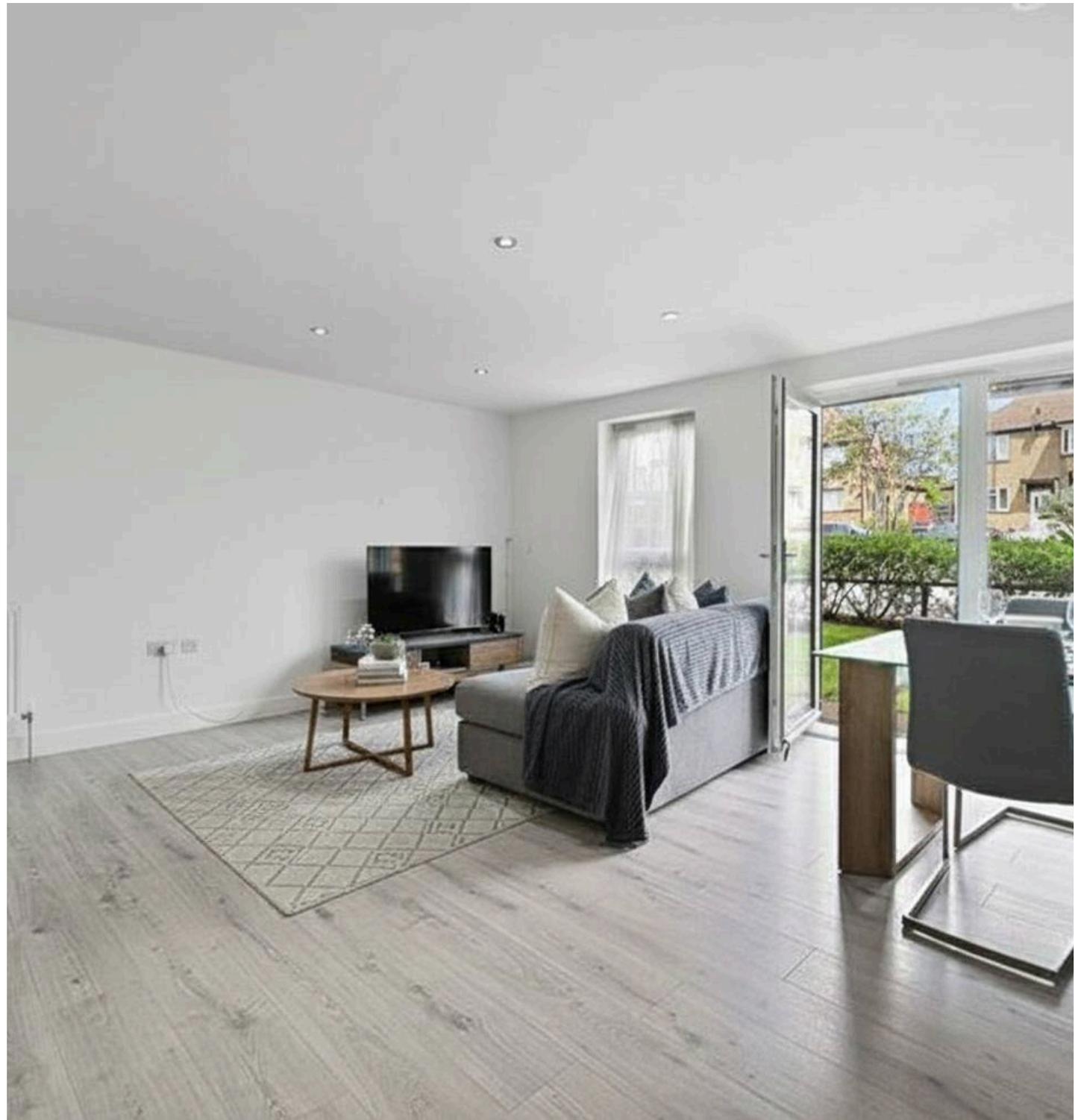
- Headstone Lane Station 0.6 miles
- Harrow & Wealdstone Station 0.6 miles
- North Harrow Station 0.9 miles

Set along the well-connected and highly convenient Harrow View, this location offers residents an excellent blend of comfort, accessibility and local amenities. The area is perfectly positioned for day-to-day living, with a variety of independent shops, supermarkets, cafés and services just a short walk away.

Transport links are a particular highlight, with **Harrow & Wealdstone Station** close by, providing fast routes into Central London via the Bakerloo Line, London Overground and National Rail. Several reliable bus routes run along Harrow View, making travel across Harrow, Wealdstone and surrounding areas quick and convenient.

The neighbourhood is also well served by reputable schools, making it a popular choice for families. Nearby parks and open green spaces offer opportunities for outdoor leisure, while **Harrow Town Centre** is only a short distance away, providing a wide selection of shops, restaurants and entertainment options.

Overall, this is a superb location that delivers convenience, excellent connectivity and a welcoming residential feel—ideal for buyers seeking both practicality and quality of life.



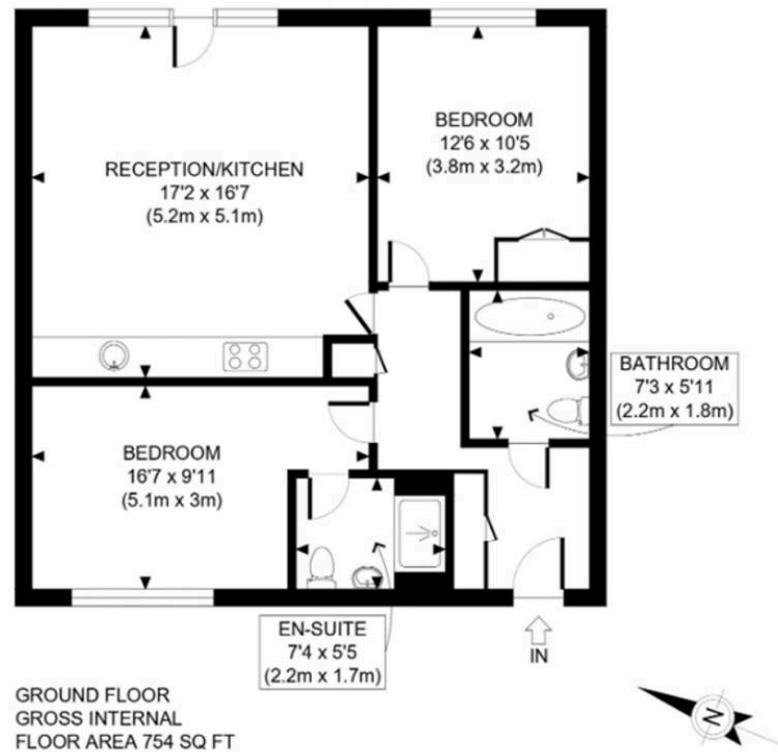
Lawrence Rand are delighted to introduce this spacious and well-designed two-bedroom, two-bathroom ground floor apartment, offered to the market with no onward chain.

Ideally located along Harrow View, the property is perfectly placed for easy access to local shops, reputable schools and excellent transport links, making it a fantastic option for first-time buyers, investors or those seeking comfortable, step-free living.

The apartment features a bright and inviting open-plan reception room and kitchen, complete with fitted appliances, creating a practical and sociable space for everyday living. There are two generous bedrooms, including a principal bedroom with its own private en-suite shower room, alongside a separate modern family bathroom. The property also presents an opportunity for light cosmetic enhancement, allowing buyers to add their own personal touch.

Residents benefit from well-maintained communal gardens and superb connectivity to Harrow & Wealdstone station, local bus routes and a wide range of nearby amenities.





APPROX. GROSS INTERNAL FLOOR AREA: 754 SQ FT/ 70 SQM

This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

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