



- Studio Flat
- Private Balcony
- Modern Kitchen
- Available Immediately
- Excellent Transport Links
- Unfurnished
- Double Glazing
- Storage
- Convenient For Local Services
- EPC Rating B

This elegant studio is located in a prime location on the St John's Road, Harrow.

Offering a larger than average living space with a private balcony and modern fitted kitchen. Further benefits include lift access, bathroom and additional storage space. The property is situated close to local shops, restaurants, and transport links, including nearby Underground and bus routes, providing access to Central London.

Available immediately unfurnished.

Rent: £1,325 PCM

Deposit: £1,528.84 (5 weeks' rent)

Holding deposit: 1 week's rent £305.77 (which will be used towards the remaining move-in money due)

Local authority: Harrow

Council tax band: C

Internet Speed: Download - (up to) 1,800 Mbps Upload - (up to) 220 Mbps

Mobile Coverage:

EE - Good outdoor and in-home

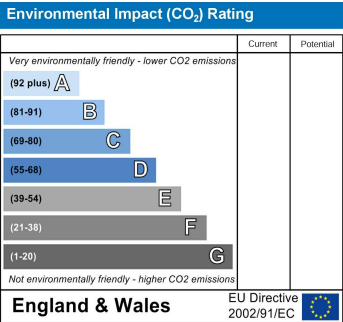
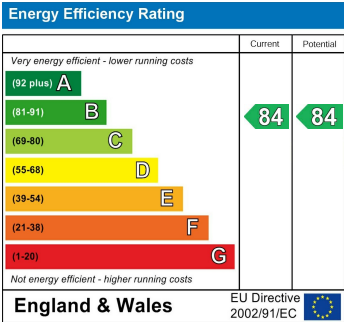
O2 - Good outdoor, variable in-home

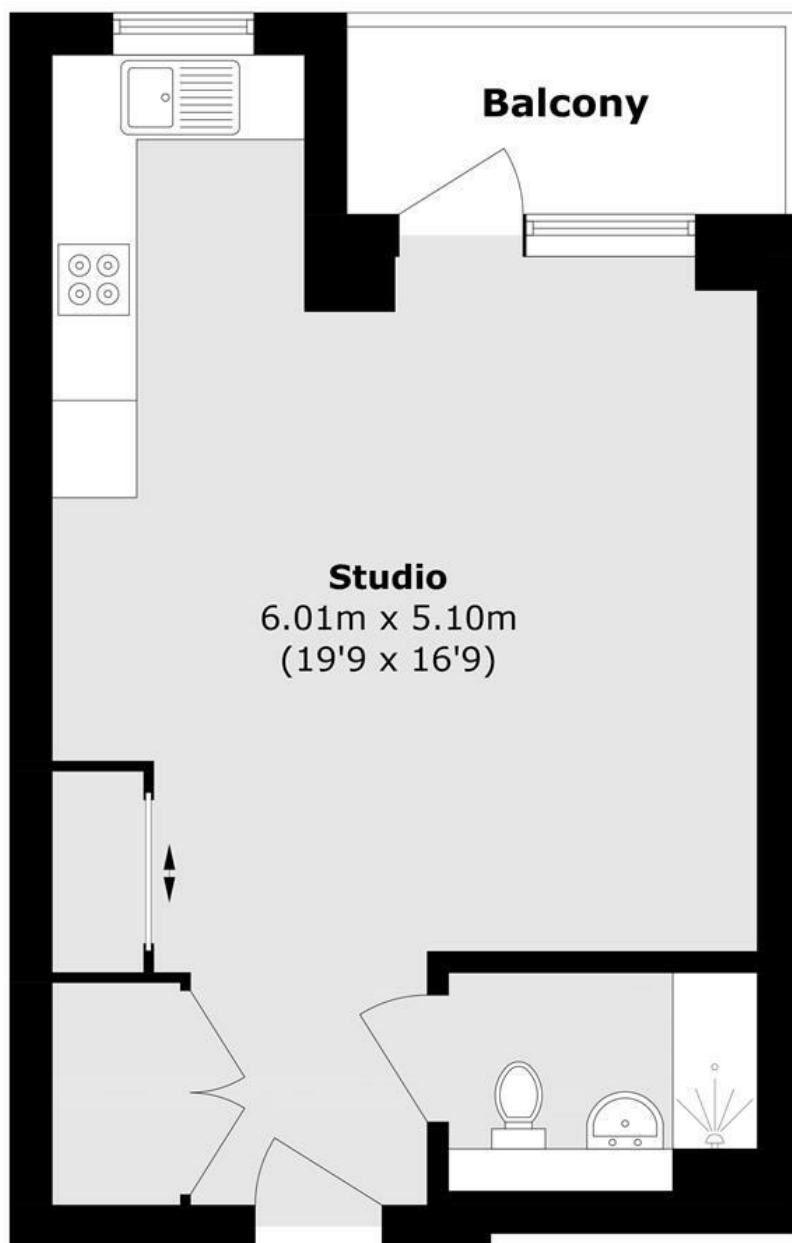
Three - Good outdoor and in-home

Vodafone - Good outdoor and in-home

*Please note all dimensions and descriptions are to be used as a guide only by any prospective tenant and do not constitute representations of fact or form part of any offer or contract. Internet Speed and Mobile Coverage figures are based on estimates provided by Ofcom at <https://checker.ofcom.org/>

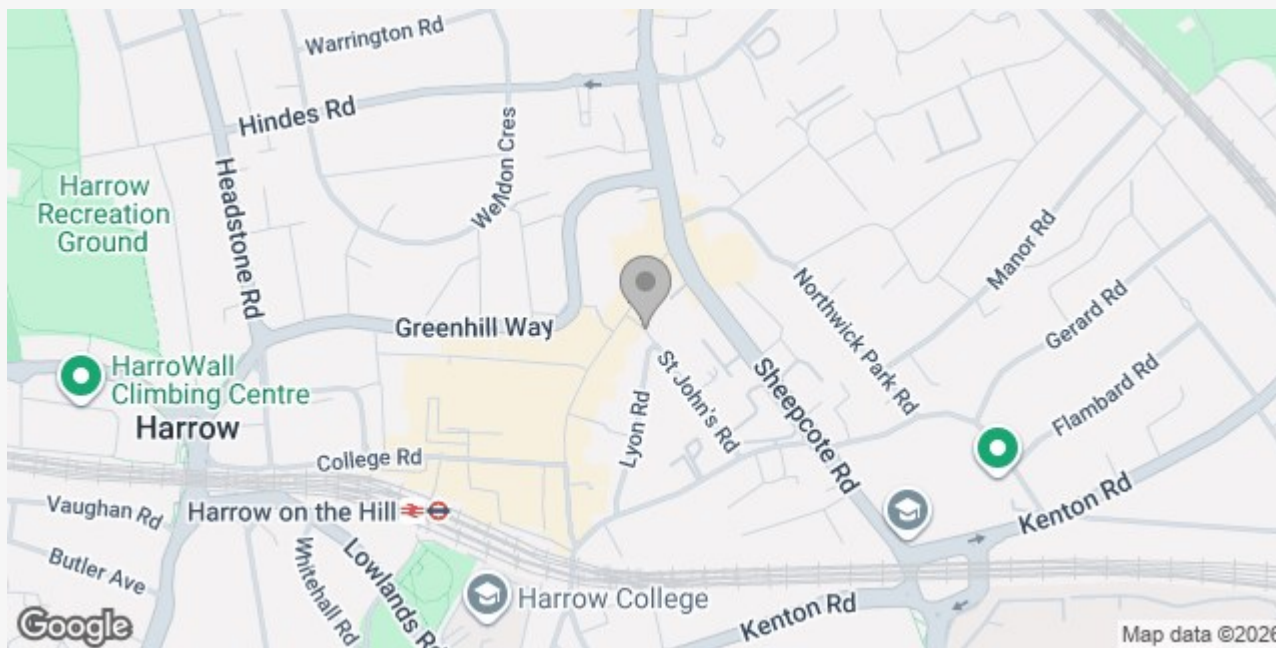






Total area (approx.): 36.2 sq. m (389.6 sq. ft)
Balcony area (approx.): 4.6 sq. m (49.5 sq. ft)

These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.



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