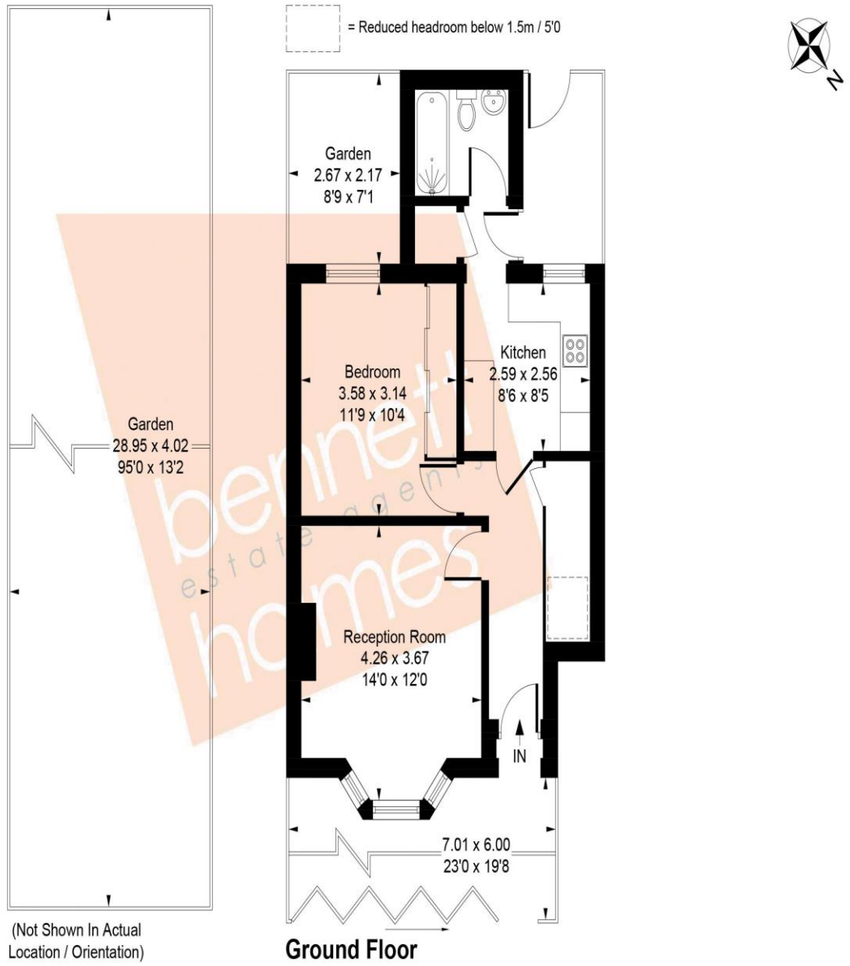
Carr Road

Approximate Gross Internal Area
47.57 sq m / 512 sq ft



Ground Floor

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 purchase.

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NORTHOLT OFFICE

83 Oldfields Circus Northolt, Middlesex UB5 4RU

sales: **020 8423 2222** lettings: **020 8423 0222**
northolt@bennettholmes.com

Leasehold- 942 years remaining
999 years from 25 December 1967
Ground Rent- Peppercorn
London Borough of Ealing
Council Tax Band C
Council Tax £1,814 per annum
EPC =D

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.

Carr Road Northolt UB5 4RJ

Price Guide: £289,000





Bennett Holmes are pleased to offer this one bedroom, ground floor maisonette situated on a popular, residential road in Northolt. The property is situated within 0.5 miles of Northolt's main shopping and transport facilities to include the Central Line Station. Local schools and bus routes are also nearby. Other benefits include own section of front and rear gardens, 940 years remaining on the lease, no service charge and Peppercorn ground rent. Further benefits include gas central heating, double glazed windows, recently refurbished bathroom, new roof installed in 2021 and off street parking for one car.

residential sales residential lettings
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- ONE DOUBLE BEDROOM
- GROUND FLOOR MAISONETTE
- DOUBLE GLAZING
- GAS CENTRAL HEATING
- RECENTLY REFURBISHED BATHROOM
- OWN SECTION OF GARDEN
- LONG LEASEHOLD IN EXCESS OF 900 YEARS
- OFF STREET PARKING

Carr Road
Northolt
UB5 4RJ

Price Guide: £289,000





Accommodation

The accommodation briefly comprises own front door opening to the entrance hall with doors to the front aspect reception room, the bedroom, a storage cupboard and the fitted kitchen. The kitchen is fitted with wall and base level units, stainless steel single drainer sink unit with cupboards under and a range of base and eye level units. There is a built in electric oven and fitted electric hob, space for a fridge freezer and plumbing for a washing machine. An arch leads to an inner lobby with an additional storage cupboard, a door to the bathroom and a door to the rear garden. The double bedroom has fitted mirrored wardrobes and the recently refurbished bathroom is fully tiled with a wash had basin, low level w.c. and a tiled panel enclosed bath with shower unit. Outside the property is own section of rear garden measuring approx. 95 ft. which is mainly laid to lawn with a patio area. To the front of the property are gates with off street parking for one car.





