



ESTATE & LETTINGS AGENTS

Risingholme Road, Harrow, HA3



FOR SALE £325,000 Leasehold

Major Estates Harrow LTD ~ 77 High Street, Wealdstone, Harrow, HA3 5DQ
T: 020 8424 8686 ~ E: sales@majorestate.com ~ www.majorestate.com

Fantastic 2 double bedroom purpose built apartment with 2 bathrooms and allocated parking.

Layout:

Open plan living room and kitchen: Offers a spacious and contemporary living area, promoting a sense of openness.

Master bedroom with fitted wardrobes: Provides ample storage space and a neat, organized look.

En-suite bathroom: Adds convenience and privacy to the master bedroom.

Bedrooms:

2nd double bedroom: Suitable for guests, family members, or use as a home office.

Amenities:

Allocated gated parking: Ensures convenient and secure parking for residents.

Location:

Proximity to Harrow Wealdstone Station: Ideal for commuters, providing easy access to transportation.

Close to Wealdstone High Street: Offers access to shops, restaurants, and local amenities.

Good schools nearby: Ideal for families with children, providing educational options in the vicinity.

Lease/Service Charge:

111 Years remaining

£175.00 service charge per month

£395.00 ground rent per annum

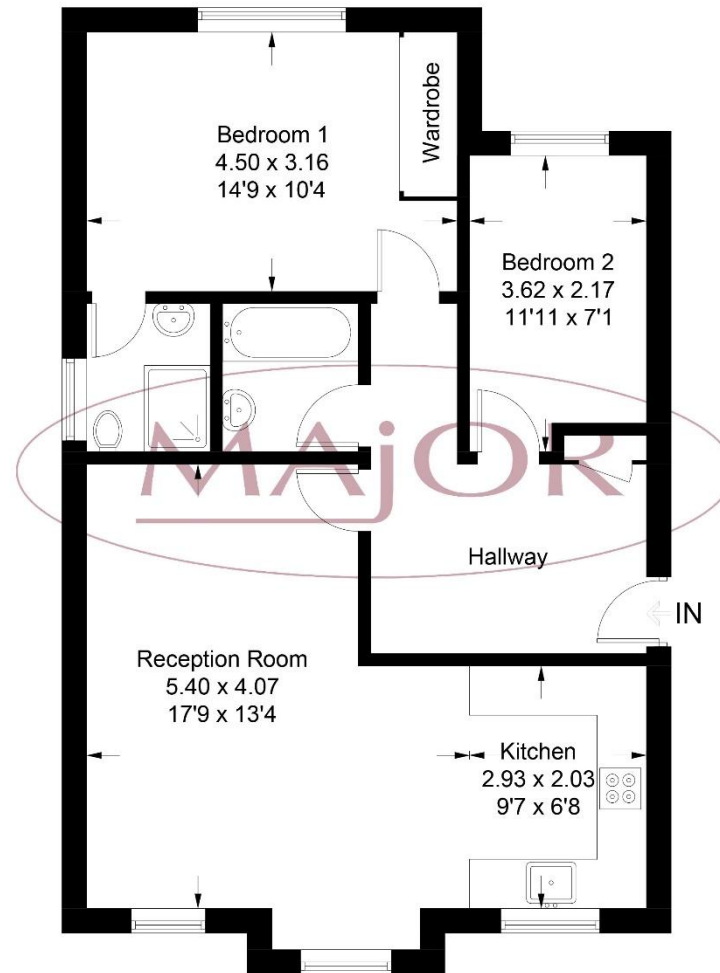


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Floor Plan



Approximate Gross Internal Area = 70.0 sq m / 753 sq ft

Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID1060180)

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92-100) A			
(81-91) B		81	81
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales	EU Directive 2002/91/EC		

Address:
Meridian Ct, HA3

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Disclaimer

The property particulars are produced in good faith based upon information from the vendor and access for visual appraisal to provide a fair description of the property for the guidance of intending purchasers. These should not be construed as a contract or offer. All details and measurements are approximate and are only a general guide. Any intending purchasers should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. Please note, we have not tested the bathroom fittings, kitchen appliances, central heating or electrical systems. If there is any point which is of particular importance to you, we will be pleased to see if we can get more information. Life assurance may be required. Written quotations available.

Mortgages

For a competitive, free, no obligation Mortgage quotation please contact our independent, in-house, whole of market FCA registered Mortgage adviser on 020 8424 8686. We deal with the whole market to find the appropriate residential or buy to let Mortgage deals according to your personal circumstances and subject to status.

Your home is at risk if you do not keep up repayments on a mortgage or other loans secured on it.

