



Merrion Avenue

Stanmore

£855,000

A two bedroom, two bathroom retirement flat available on the second floor of the popular Landsby Apartments with Davidson Frost-Wellings.

The flat has a spacious and modern open-plan kitchen and reception room, a master bedroom with built-in wardrobes and an en suite bathroom, as well as a second double bedroom and a family bathroom.

Building benefits include an on site restaurant, beauty salon, 24 hour reception desk for concierge and security services, gym and a 10 year new home building warranty (from when the building was new).

Leasehold with approximately 143 years remaining.
 Service charges: Charges Apply
 Ground rent £0
 Harrow Council tax band G.

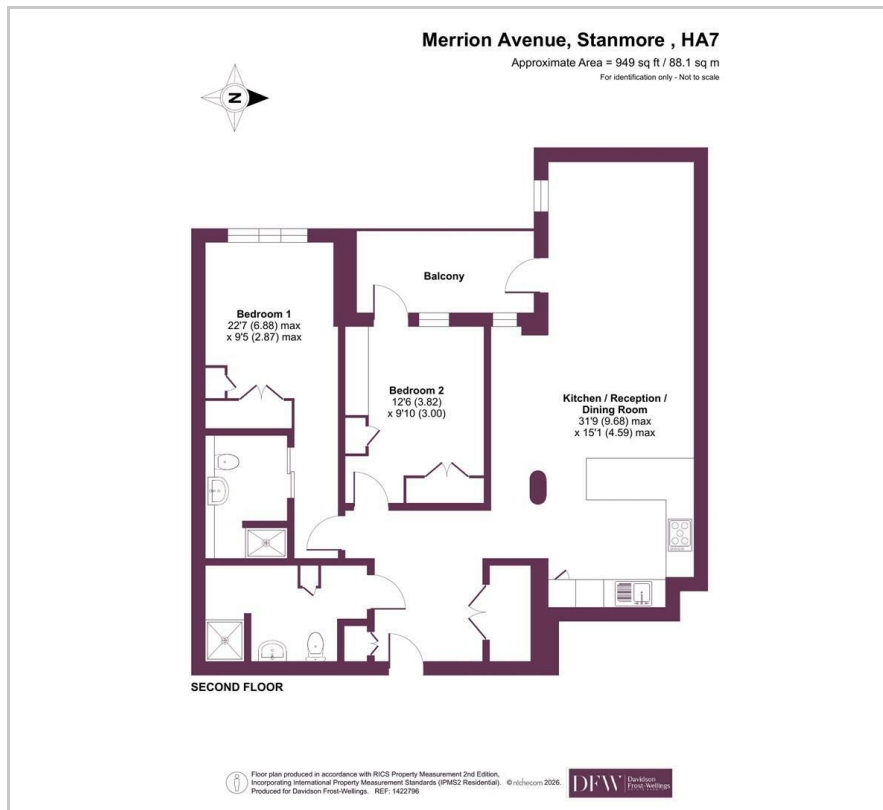
Viewing

Please contact our Davidson Frost-Wellings Office on 020 8954 8806 if you wish to arrange a viewing appointment for this property or require further information.

- Two bedrooms
- Two bathrooms
- On site facilities
- Chain free
- Private balcony
- Leasehold



Floor Plan



Area Map



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	88	88
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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