



- TWO Bedrooms
- Spacious Lounge
- Recently Fitted New Kitchen
- Double Glazing
- Long Lease

- First Floor Maisonette
- Private Garden
- Gas Central Heating
- Quiet Residential Area
- EPC Rating C

A larger than average two double bedroom first floor maisonette situated on Newdigate Green and within walking distance of the Harefield Village. Offered to the market with NO upper chain.

The property briefly comprises; entrance hallway with stairs leading to the first floor, large lounge with fire place, kitchen with space for a dining table, two double bedrooms and a family bathroom.

A private garden which is mostly laid to lawn with patio area.

Further benefits include; on street residential parking, long lease, loft access which is boarded, double glazing and gas central heating.

Price: Guide Price £340,000

Tenure: Leasehold

Years Remaining Lease: 174 Years approx.

Service Charge: £340 PA approx

Service Charge Review: Annually - Next Review October 2024

Ground Rent: NIL

Local Authority: Hillingdon Council

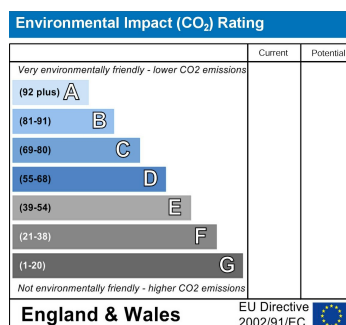
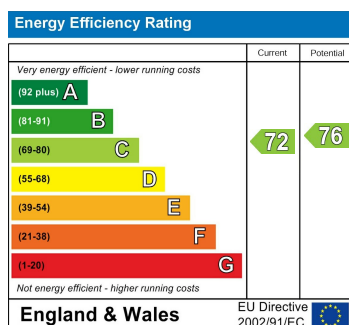
Council Tax Band: C

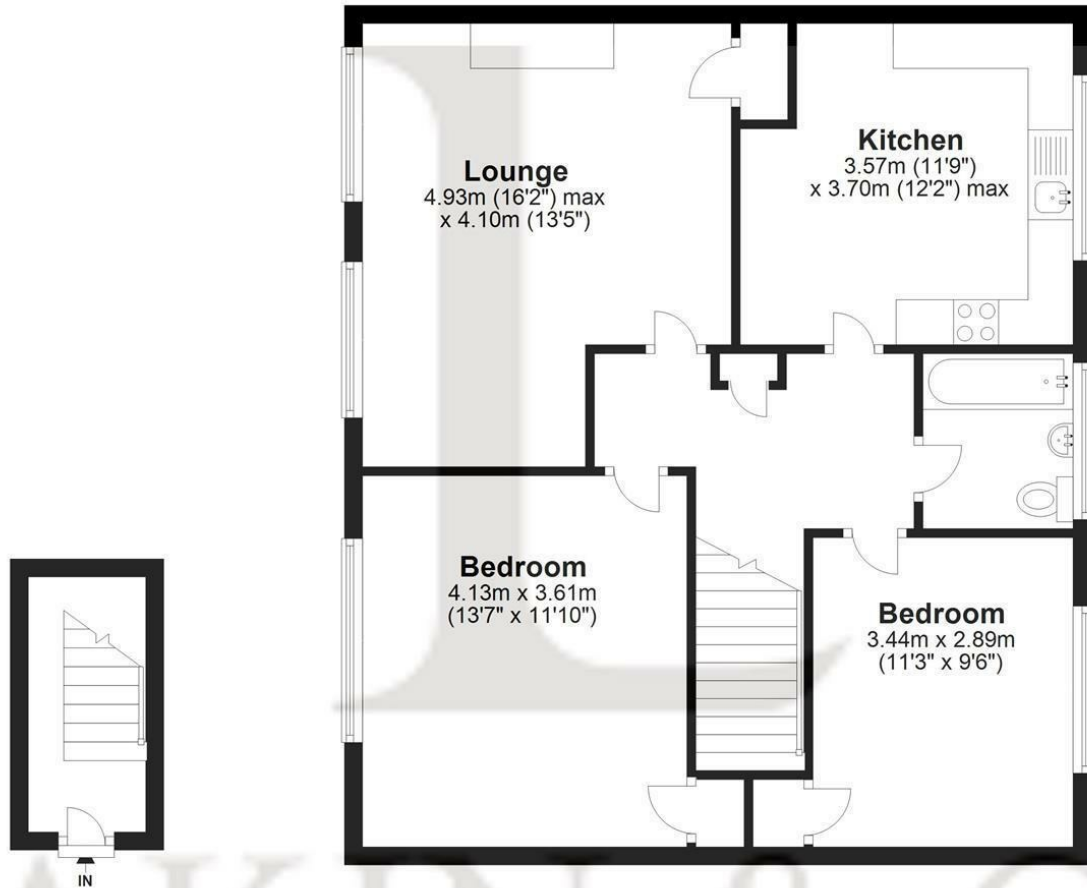
Disclaimer:

Please note all dimensions and descriptions are to be used as a guide only by any prospective buyer and do not constitute representations of fact or form part of any offer or contract. Systems and appliances have not been tested.

Buyers information:

In accordance with HMRC Anti Money Laundering Regulations a buyer(s) must attend our office to provide Photo Identification and Proof of Address (valid in last 3 months).





First Floor

Approx. 76.1 sq. metres (819.2 sq. feet)

Total area: approx. 76.1 sq. metres (819.2 sq. feet)

This floorplan is not to scale. It is to be used for guidance and illustrative purposes only. Accuracy is not guaranteed.
Plan produced using PlanUp.

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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