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Bladon Gardens | West Harrow | HA2 7BA

Available for those over the age of sixty only this delightful one bedroom retirement maisonette is set on Bladon Gardens in the heart of West Harrow. Rarely available and extremely coveted the property is immaculately presented internally offers spacious dimensions and comes with maintained communal gardens.

Asking Price Of £180,000

- First Floor Retirement Flat
- Lounge/Diner
- Fitted Kitchen
- Bathroom
- Double Bedroom
- Over 60's
- Warden Assisted/Entryphone
- Chain Free
- Communal Gardens



INTERNALLY This spacious first floor retirement flat is entered via front door opening into hallway with storage space and stairs to first floor landing. Door on first floor opens into lounge diner with two windows letting in lots of light and built in storage cupboard. A door from the dining area opens into a lobby with doors to double bedroom with fitted wardrobes, alarm system and window overlooking gardens, bathroom alarm system, walk in shower, wc, pedestal wash basin, modern fitted kitchen with matching wall and base units, built under oven with hob over. The property has gas central heating and double glazing.

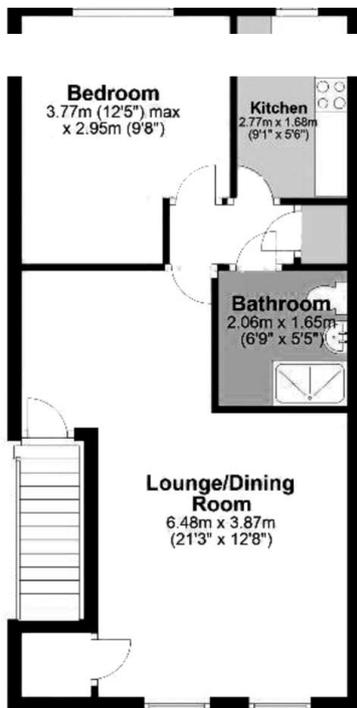
EXTERNALLY Parking and communal gardens.

LOCATION Conveniently located 0.4 of a mile from West Harrow or North Harrow Metropolitan line stations and local shops, 0.3 of a mile to Tesco express and bus stop. Central Harrow with its many shops, cinema and Harrow on the Hill train and bus station is approximately 1 mile away.

Lease 73 Years

Service Charge with Ground Rent included £2400 per annum

Council Tax Band C £ 1,815.20



First Floor
Approx. 46.5 sq. metres (500.5 sq. feet)

Total area: approx. 46.5 sq. metres (500.5 sq. feet)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	74	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC