



An attractive two bedroom, two bathroom purpose built first floor flat
Marchbank House, Northwood, Middlesex HA6 2SG

ROBSONS

Asking Price: £1,750 pcm

An attractive two bedroom, two bathroom purpose built first floor flat

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• COMMUNAL ENTRANCE HALL • LIFT TO FIRST FLOOR • ENTRANCE HALL • KITCHEN/BREAKFAST ROOM • LIVING/DINING ROOM • MASTER BEDROOM WITH ENSUITE SHOWER ROOM • BEDROOM TWO • FAMILY BATHROOM • TWO ALLOCATED PARKING SPACES • UNFURNISHED

Description

An attractive and well proportioned two bedroom, two bathroom purpose built first floor flat benefitting from two allocated parking spaces and secure gated entry system. The property is situated within 1 mile of Northwood town centre with its shops, Waitrose supermarket and a regular Metropolitan Line service to Baker Street and the City. Access to the A40, M25 and Heathrow are also within easy reach.

Location

Northwood provides a range of shopping facilities including Waitrose supermarket, a variety of restaurants and other amenities with the Metropolitan Line station providing access to Baker Street and the City. There is a plethora of state and private schooling together with a wide choice of recreational facilities, which include golf courses and fitness centres. The M1, M40 and M25 motorways are also accessible.





Additional Information

- Local Authority: London Borough of Hillingdon
- Council Tax: Band F
- Energy Efficiency Rating: Band C
- Available Date: 26/09/2022

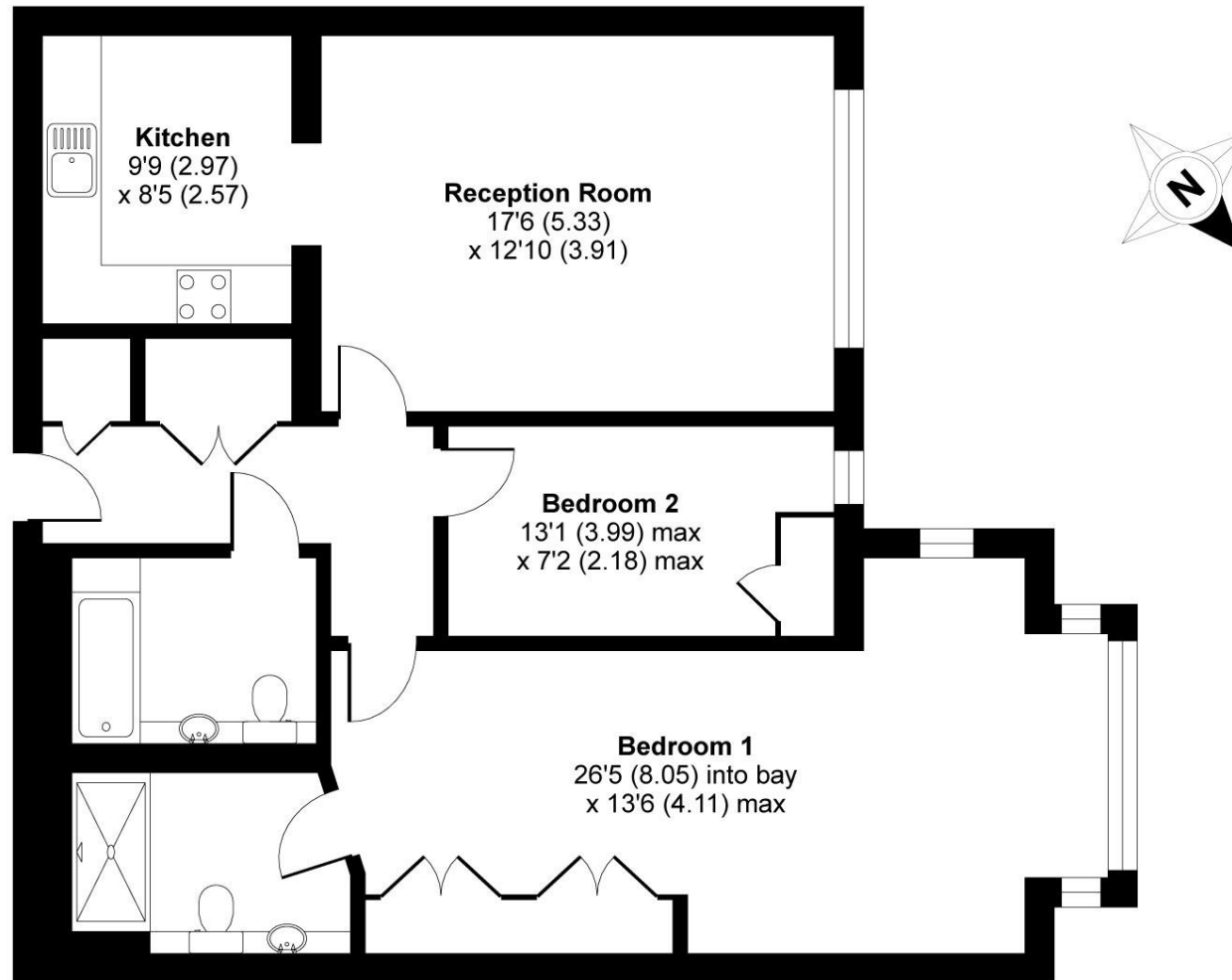
Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92-100) A			(92-100) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
	79	83		82	87
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the less impact it has on the environment.



APPROX. GROSS INTERNAL FLOOR AREA 957 SQ FT 88.9 SQ METRES



FIRST FLOOR

'For illustrative purposes only - not to scale. The position and size of doors, windows, appliances and other features are approximate only.'

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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