



A TWO BEDROOM GROUND FLOOR APARTMENT IN A DESIRABLE LOCATION

Westfield Park, Hatch End, Pinner, HA5 4JZ

ROBSONS

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**NO ONWARD CHAIN • GROUND FLOOR •
TWO DOUBLE BEDROOMS • TWO BATH /
SHOWER ROOMS • RECEPTION ROOM •
KITCHEN • PRIVATE PATIO AREA • SHARE OF
FREEHOLD • ALLOCATED UNDERGROUND
PARKING • FULLY DOUBLE GLAZED & GAS
CENTRAL HEATING**

Description

Available to the market with no onward chain. A two-bedroom, two-bathroom ground floor apartment forming part of a desirable and well-kept development built in 2005, situated a stone's throw from Hatch End's amenities and transport facilities. The apartment has been very well-maintained throughout, with benefits including direct access to a private patio area, communal grounds, underground parking, lift to all floors, video entry phone, and a share of freehold.

The property comprises an entrance hallway with two useful storage cupboards, a modern kitchen complete with integrated appliances, a generous reception room, two double bedrooms with fitted wardrobes, and two bath/shower rooms (one en-suite).





There is an allocated parking space and a secure storage cupboard in the underground car park, which is also served by the lift.

Location

Westfield Park is off Uxbridge Road, just moments from Hatch End High Street and a variety of local shops, restaurants, coffee houses and popular supermarkets. For commuters, Hatch End Station provides a regular service to London Euston via the Overground, with the Metropolitan Line available at Pinner Station just a short distance away. Local bus routes are also easily accessible along the Uxbridge Road.

The area is well served by primary and secondary schooling, including nearby Grimsdyke Primary School, as well as local parks and recreational facilities.

Additional Information

Tenure: Share of Freehold
 Length of Lease: 992 Years
 Service Charge: £4,200 p.a
 Ground Rent: £0
 Local Authority: London Borough of Harrow
 Council Tax Band: F
 Energy Efficiency Rating: B

For additional information, please refer to www.robsonsworld.com or call us on: 020 8866 8083.



Approximate Gross Internal Area = 98.3 sq m / 1,058 sq ft

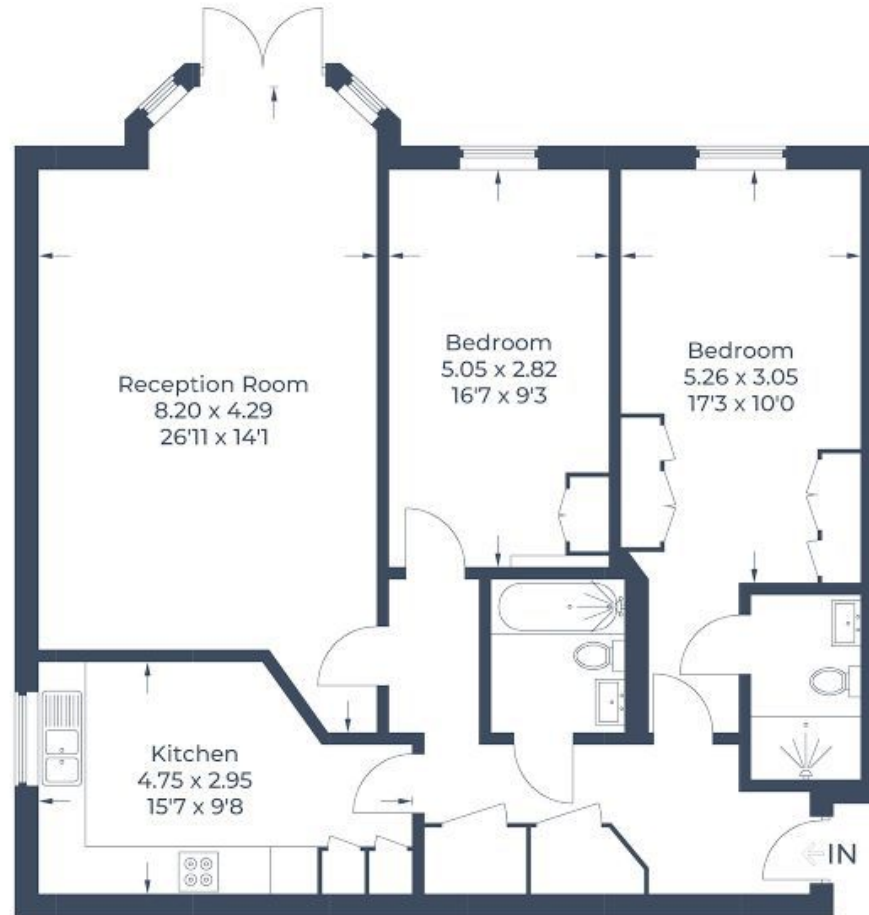


Illustration for identification purposes only,
measurements are approximate, not to scale.

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