



AN IMPRESSIVE FIRST FLOOR LUXURY APARTMENT OVER 3,000 SQFT

Valency House, Northwood, Middlesex, HA6 3BF



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FIRST FLOOR • THREE BEDROOMS, THREE ENSUITE BATHROOMS • THREE RECEPTION ROOMS • MODERN KITCHEN • UTILITY ROOM • GUEST W/C • STUDY/OFFICE • TWO BALCONIES • CAR PORT & GARAGE • GATED

Description

This fantastic first-floor apartment offers over 3,000 sq ft of luxurious living accommodation and is immaculately presented throughout. Set behind secure gates, the property combines elegance, space and privacy in a highly desirable setting.

The apartment comprises a grand and spacious living room, a contemporary fitted kitchen with integrated appliances, separate utility room, formal dining room and a bright sun room. There is also a guest w/c and three double bedrooms all with en-suites and a large fitted office/study.

Further features include a lift in block, two private balconies, a car port and a garage, providing excellent parking and storage facilities.





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.

NB this property is situated within the proximity of the ULEZ, if your vehicle does not comply charges may apply.

Additional Information

Tenure: Leasehold

Lease Length: 125 years from 2013

Service Charge: circa £5,000 p/a

Ground Rent: £400 p/a

Local Authority: Three Rivers

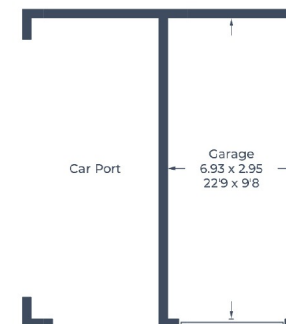
Council Tax Band: H

Energy Efficiency Rating: B

For additional information, please refer to www.robsonswb.com or call us on: 01923 835355.



Approximate Gross Internal Area = 261.2 sq m / 2,811 sq ft
Garage = 20.5 sq m / 221 sq ft
Total = 281.7 sq m / 3,032 sq ft
(Excluding Car Port / Lift)



(Not Shown In Actual Location / Orientation)

First Floor

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

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