

020 8864 5678
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1279 Greenford Road
Greenford, UB6 0HY

LANFRANC COURT GREENFORD ROAD HARROW HA1 3QE £335,000 Leasehold



SPACIOUS AND MOST ATTRACTIVELY PRESENTED TWO BEDROOM FIRST FLOOR FLAT

Located approximately ½ mile from Sudbury Hill (zone 4) Piccadilly Line station, Sudbury Hill Chiltern Branch Line station local shops, 92 and H17 bus routes the property is within 1½ miles of Central Harrow's multiple shopping and transport facilities

• **ENTRYPHONE SYSTEM** • **UNDERFLOOR HEATING** • **DOUBLE GLAZING** •

VIEWS OVER SCHOOL PLAYING FIELDS AT THE REAR

• **WELL PRESENTED COMMUNAL GARDEN** • **GARAGE IN SEPARATE BLOCK** •

*** 900+ YEARS LEASE * SHARE OF FREEHOLD ***



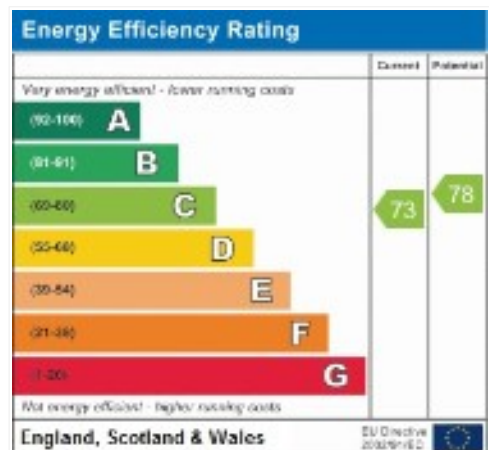


Lease Information

The property is held on Leasehold Tenure for a term of 999 years from 24th June 1967.

Service Charge

We are advised by the vendor that the service charge is currently approximately £135 per calendar month.





FIRST FLOOR FLAT

APPROX. GROSS INTERNAL FLOOR AREA 775.00 SQ. FT / 72.00 SQ. M

These particulars are issued on the understanding that all negotiations are conducted through Phillips & Co. Whilst every care has been exercised in the preparation of particulars their accuracy is not guaranteed neither do they constitute an offer nor contract.

VIEWING by appointment via PHILLIPS & CO: 020 8864 5678

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