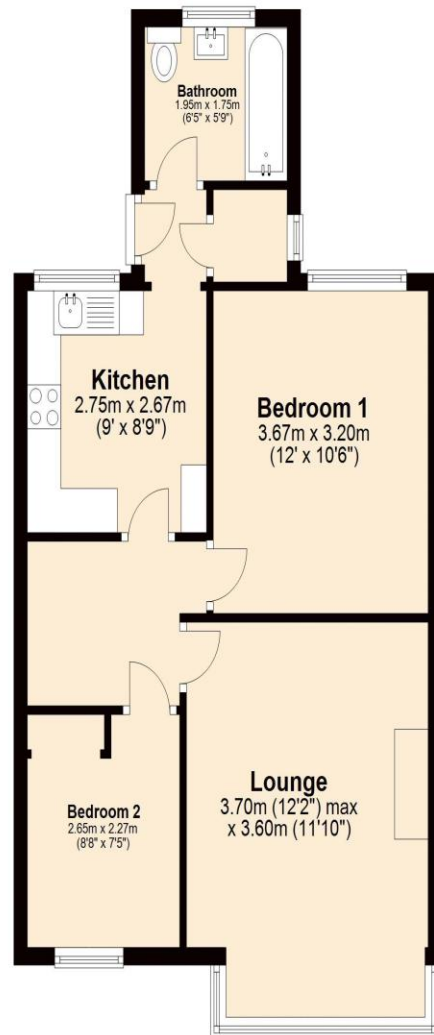


Whitton Avenue West Northolt UB5 4JX

Price Guide: £279,950

First Floor Flat

Approx. 51.8 sq. metres (557.4 sq. feet)



Total area: approx. 51.8 sq. metres (557.4 sq. feet)

This plan is for illustration purposes only and should be used as such by any prospective purchaser. Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement.
Plan produced using PlanUp.

Leasehold

We have been advised there will be a new lease of 135.25 years upon completion. Service charge - £691.25 PA
Ground rent - £8.00 PA
London Borough of Ealing
Council Tax Band C £1,397 pa

NORTHOLT OFFICE

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Offices in: Northolt & Pinner

IMPORTANT Bennett Holmes would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



Bennett Holmes are please to offer this two bedroom purpose built first floor maisonette within close distance to local shops and schools. Transport is also nearby with Northolt Park's Chiltern Railway Line station being 0.6 miles away, Sudbury Hill's Piccadilly Line Station is 0.8 miles and Northolt's Central Line station is within a mile walk. The property has the added benefit of double glazing, gas central heating, own section of rear garden, a new lease of 135 years upon completion and no upper chain.



- TWO BEDROOMS
- FIRST FLOOR MAISONETTE
- PURPOSE BUILT MAISONETTE
- DOUBLE GLAZED WINDOWS
- GAS CENTRAL HEATING
- OWN SECTION OF REAR GARDEN
- NEW LEASE OF 135 YEARS UPON COMPLETION
- NO UPPER CHAIN

**Whitton Avenue West
Northolt
UB5 4JX**

Price Guide: £279,950



Accommodation

The front door leads to the entrance lobby with stairs to the first floor landing with doors to both bedrooms, lounge and kitchen.

The kitchen is fitted with wall and base level units and includes a gas cooker point, a sink, plumbing for washing machine and space for a fridge freezer.

There is a doorway from the kitchen to an inner lobby with a built in cupboard and a door to the bathroom and double glazed door to the rear stairwell leading to the garden.

The three piece bathroom suite comprises a bath, wash hand basin and low level w.c.

There are two bedrooms.

Outside there is a section of rear garden.

To the front is communal parking.

