



ROWE WALK, HARROW

£340,000

**** NO ONWARD CHAIN **** A spacious newly refurbished two bedroom first floor maisonette situated on a popular residential close, conveniently located for shops, schools and transport links. The property briefly comprises spacious living room, modern fitted kitchen, two bedrooms with fitted wardrobes to the master bedroom and built in cupboard in the second bedroom, and modern bathroom. Further benefits include double glazing, gas central heating with combination boiler, private rear garden, on street parking to the front and a long unexpired lease. Internal viewing is highly recommended.

- TWO BEDROOM FIRST FLOOR MAISONETTE
- NEWLY REFURBISHED THROUGHOUT
- DOUBLE GLAZING AND GAS CENTRAL HEATING WITH COMBINATION BOILER
- SPACIOUS LIVING ROOM
- MODERN FITTED KITCHEN
- FITTED WARDROBE IN MASTER BEDROOM
- MODERN BATHROOM SUITE
- PRIVATE REAR GARDEN
- NO CHAIN AND AVAILABLE IMMEDIATELY
- LONG UNEXPIRED LEASE

Ground Floor

Entrance

Entrance via side aspect door, stairs to first floor landing.

First Floor

Landing

Loft access, spot lighting, wall mounted intercom, radiator, power points, carpeted flooring.

Living Room

15' 3" max x 12' 9" max (4.65m x 3.89m) Front aspect double glazed window, fitted blinds, spot lighting, feature electric fireplace, radiator, power points, phone point, laminate flooring.

Kitchen

10' 6" x 9' 3" (3.20m x 2.82m) Front aspect double glazed window, range of wall and base level units with roll top work surfaces, one and a half bowl sink with drainer, integrated gas hob with oven below and overhead extractor fan, plumbed for washing machine, space for white goods, part tiled walls, wall mounted cupboard enclosed combination boiler, tiled flooring.

Bedroom One

12' 3" x 9' 9" (3.73m x 2.97m) Rear aspect double glazed window, fitted blinds, fitted mirror fronted wardrobe, radiator, power points, carpeted flooring.

Bedroom Two

8' 8" x 7' 4" (2.64m x 2.24m) Rear aspect double glazed window, fitted blinds, built in storage cupboard, radiator, power points, carpeted flooring.

Bathroom

6' 9" x 5' 5" (2.06m x 1.65m) Rear aspect frosted double glazed window, low level W/C, pedestal hand wash basin, tiled enclosed bath with mixer tap and shower attachment, wall mounted shower controls with shower attachment, tiled walls, heated towel rail, extractor fan, spot lighting, tiled flooring.

Outside

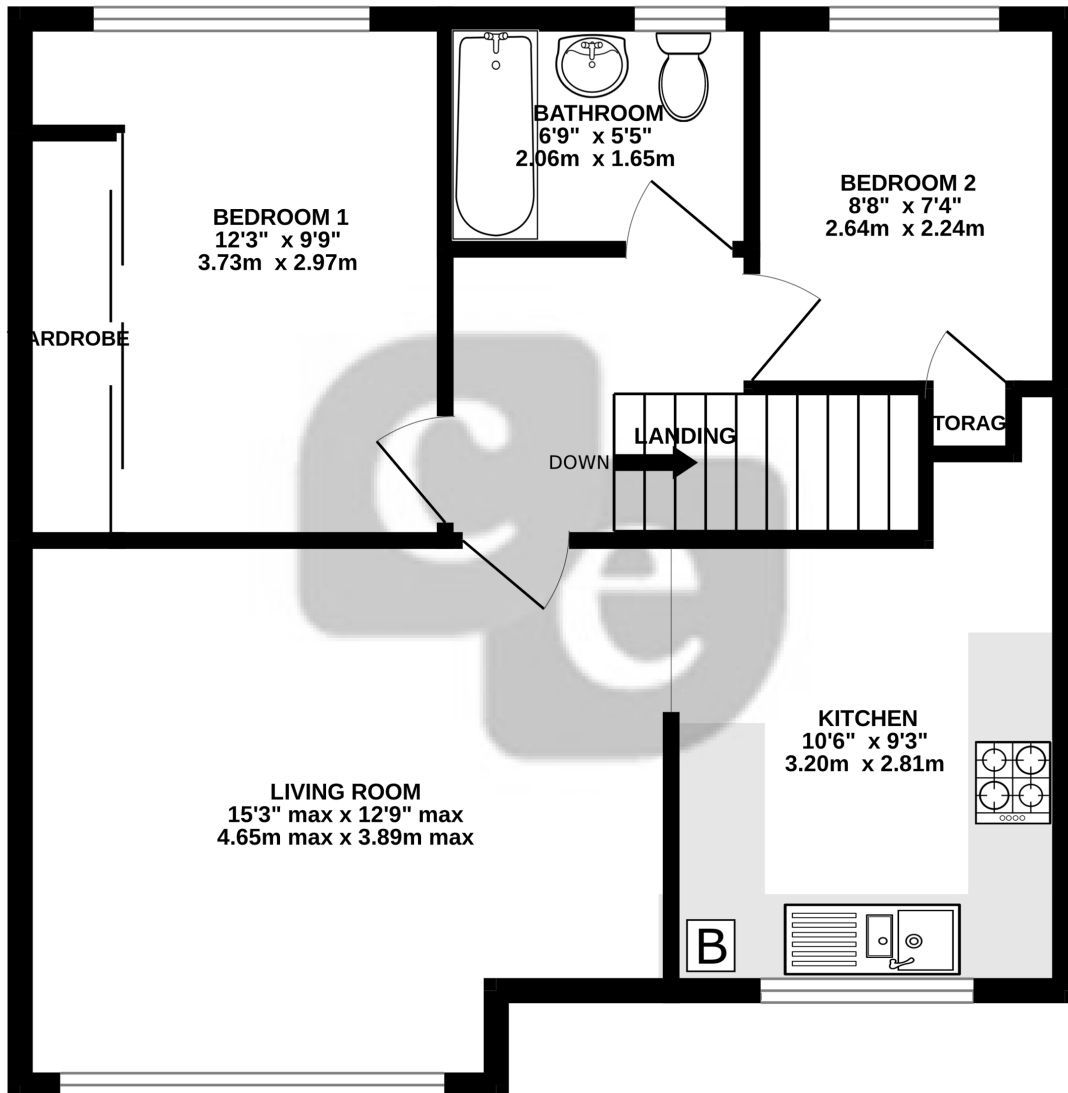
Rear Garden

Side access to private rear garden from main entrance, laid lawn, fence enclosed.



DISCLAIMER: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

FIRST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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