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# St Albans Road, Harlesden, London NW10 8UG

## £600,000 - Leasehold

## PROPERTY DESCRIPTION

DETACHED DOUBLE FRONTED BUILDING...

A chance to purchase this rarely available and UNIQUE TWO DOUBLE BEDROOM GROUND FLOOR GARDEN FLAT. The property has been lovingly cared for and recently renovated and offers PRIVATE OFF STREET PARKING SPACE.

Situated on the GROUND FLOOR of this delightful DETACHED DOUBLE FRONTED BUILDING the property offers PRIVATE ENTRANCE FROM STREET, ENTRANCE HALL with Herringbone flooring, custom built cupboards for storage, TWO DOUBLE BEDROOMS, MASTER with Amtico flooring, Custom built cupboards with Calacatta marble tops, Antique copper fireplace with Calacatta marble hearth, Victorian large skirting board & cornices installed & Victorian Plaster Ceiling rose, SECOND BEDROOM has New carpet, Built in wardrobes x4 double wardrobes with drawers and double hanging space inside. Wooden shutters on window. KITCHEN is stunning with Marble tiles, Butler Sink, Custom mirrored backsplash, Custom extractor fan surround, Built in washing machine & dishwasher, Good storage behind cupboards, Wooden shutters on windows, Herringbone flooring. BATHROOM is recently installed and boasts both bath and full size shower cubicle. To the rear the PRIVATE and sunny garden offers entertaining space with a Pergola on the patio area, mainly laid to lawn with new fences and electrics installed for outdoor lighting.

St Albans Road is conveniently located for Harlesden Bakerloo and Overground station as well as a number of bus services and shops close by.

Leasehold – 125 years from 2003

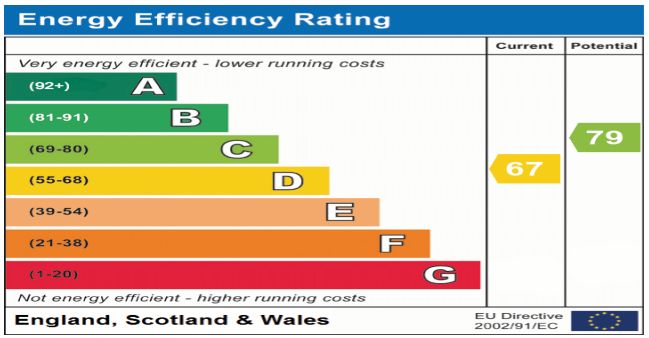
Freeholder – Brent Council

Ground Rent - £10 per year

Service Charge – Cost of buildings insurance only – approx £350 per year.

## POINTS OF INTEREST

- TWO BEDROOMS
- DOUBLE FRONTED DETACHED BUILDING
- OFF STREET PARKING
- STUNNING REAR GARDEN
- RECENTLY INSTALLED KITCHEN
- RECENTLY INSTALLED BATHROOM



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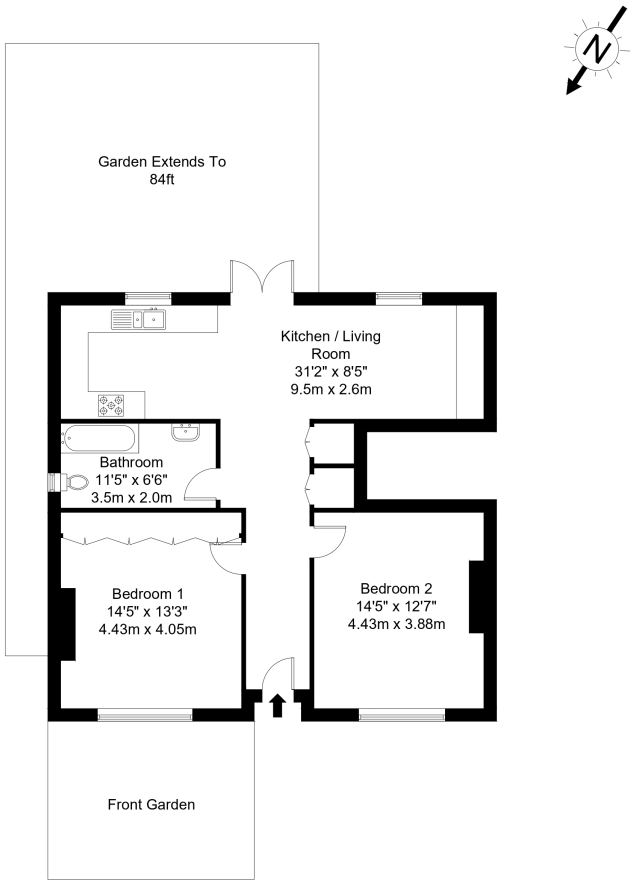
Approx Gross Internal Area = 79 sq m / 851 sq ft




Ground Floor

Ref :

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The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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