



## Sandown Court

Stanmore

£499,999

A two bedroom, two bathroom ground floor flat available with Davidson Frost-Wellings, chain free, in a central Stanmore location. This flat has a separate large kitchen area, living room and a private garage.

Share of freehold Lease with 176 years remaining.

Service Charges of approximately £2750 pa

Ground Rent n/a.

Harrow Council Tax Band F.

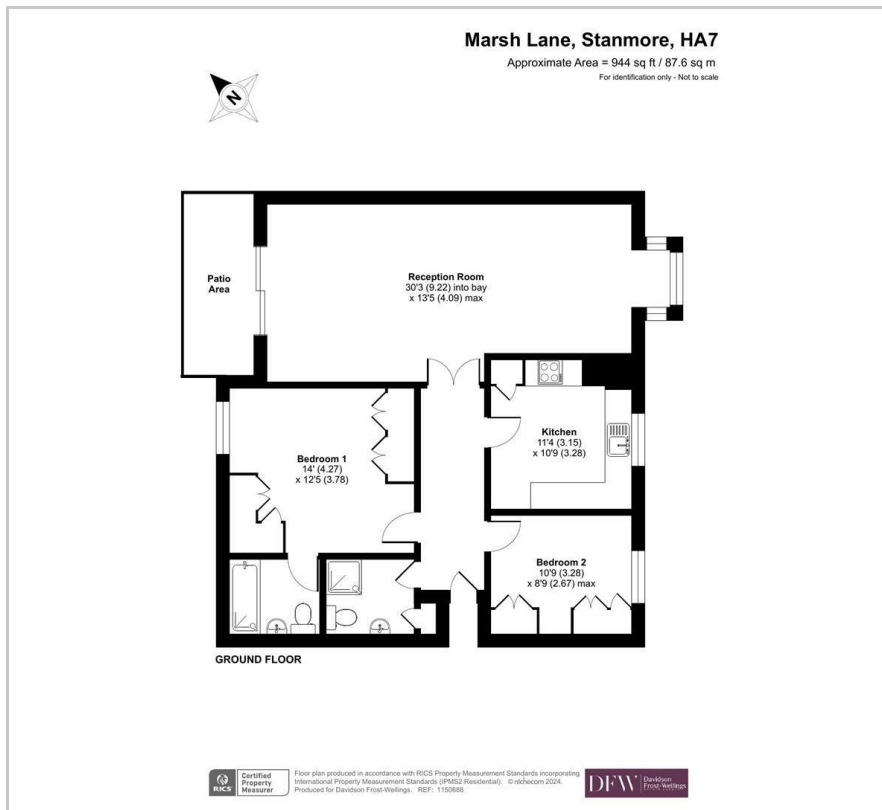
- Two bedrooms
- Two bathrooms
- Garage
- Share of freehold
- Close to transport and shops
- Chain free

### Viewing

Please contact our Davidson Frost-Wellings Office on 020 8954 8806 if you wish to arrange a viewing appointment for this property or require further information.



## Floor Plan



## Area Map



### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>74</b>	<b>78</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



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