



Aylmer Drive

Stanmore

£799,999

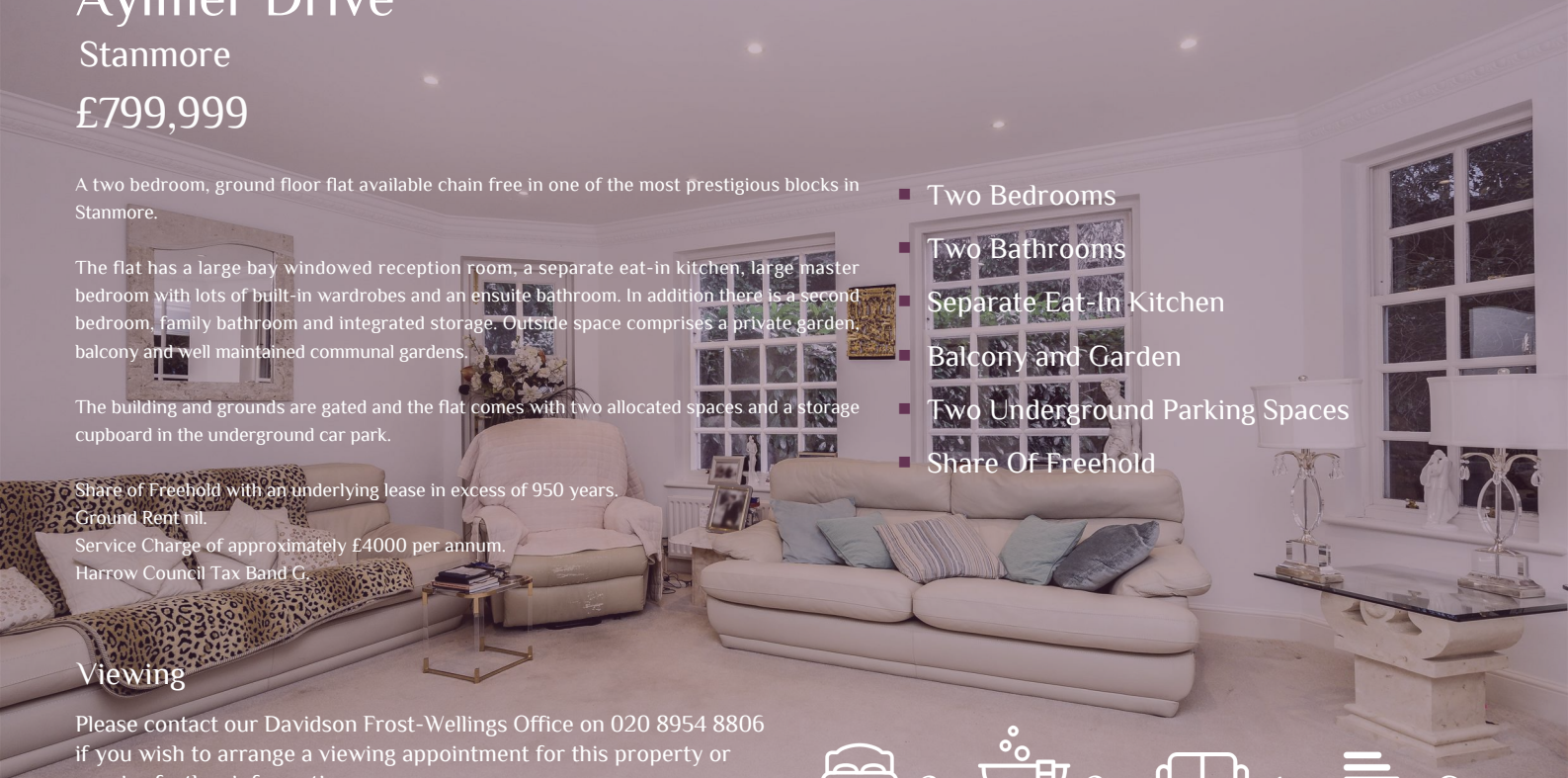
A two bedroom, ground floor flat available chain free in one of the most prestigious blocks in Stanmore.

The flat has a large bay windowed reception room, a separate eat-in kitchen, large master bedroom with lots of built-in wardrobes and an ensuite bathroom. In addition there is a second bedroom, family bathroom and integrated storage. Outside space comprises a private garden, balcony and well maintained communal gardens.

The building and grounds are gated and the flat comes with two allocated spaces and a storage cupboard in the underground car park.

Share of Freehold with an underlying lease in excess of 950 years.
 Ground Rent nil.
 Service Charge of approximately £4000 per annum.
 Harrow Council Tax Band C.

- Two Bedrooms
- Two Bathrooms
- Separate Eat-In Kitchen
- Balcony and Garden
- Two Underground Parking Spaces
- Share Of Freehold

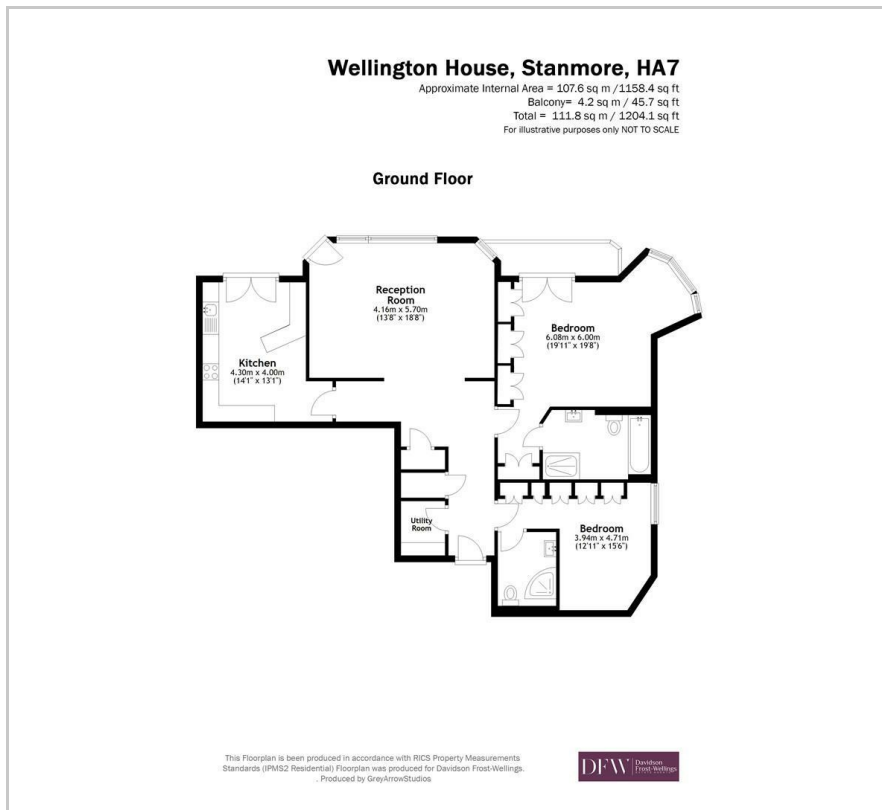


Viewing

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) A		
(81-91) B		
(69-80) C	76	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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