



## Copley Road

Stanmore

Offers over £365,000

A two bedroom, ground floor maisonette available chain free with Davidson Frost-Wellings.

The property is available with its own front door, a bay-windowed reception room and a separate kitchen, two double bedrooms, a family bathroom and lots of built-in storage. There is also a single garage and parking space.

Copley Road is a residential road with attractive communal gardens, minutes' walk from Stanmore Tube station and the shops, cafes, amenities and restaurants of Stanmore Broadway.

Leasehold with over 900 years on the lease and a share of freehold.

Ground Rent Nil.

Service Charge of £1048 per annum.

Harrow Council Tax Band D.

### 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.

- Two Bedrooms

- Own Front Door

- Separate Kitchen

- Quiet Residential Road

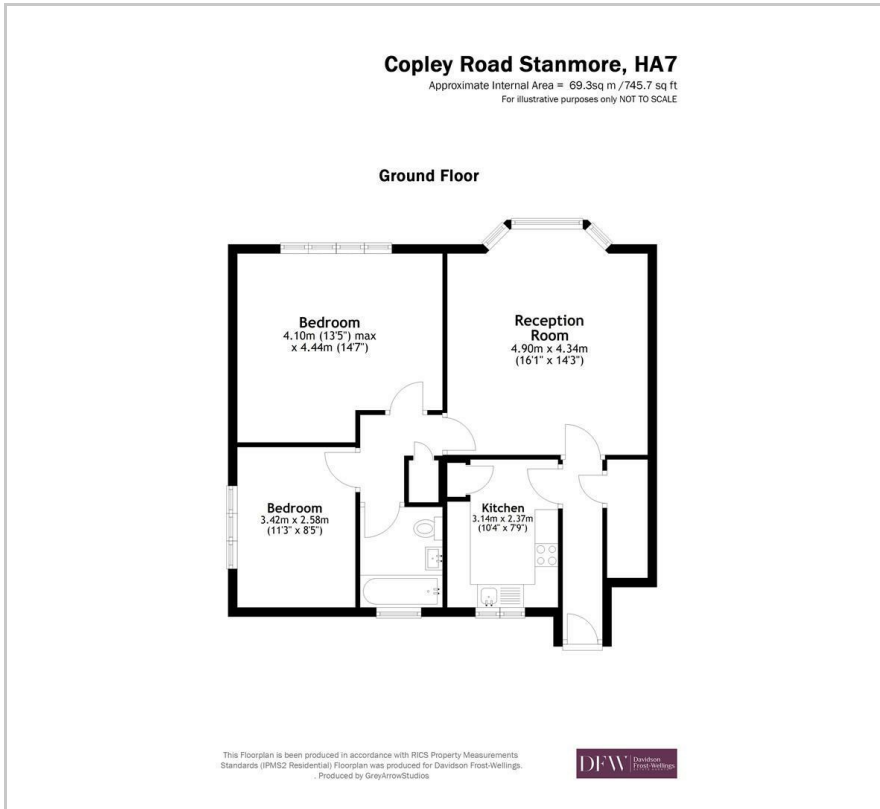
- Garage and Parking

- Share Of Freehold

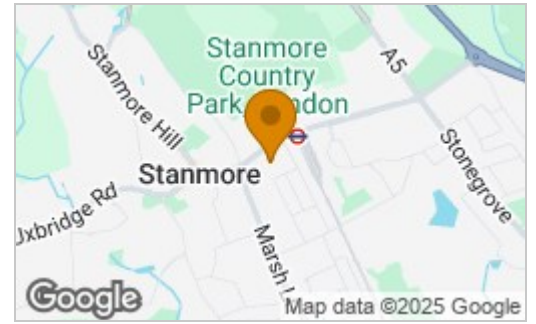




# Floor Plan



# 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>		
(55-68) <b>D</b>	<b>68</b>	<b>76</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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