



A CHAIN FREE, 2 BEDROOM GROUND FLOOR MAISONETTE IN A PRIME LOCATION

Little Orchard Close, Pinner, HA5 3DR

ROBSONS

**NO ONWARD CHAIN • GROUND FLOOR •
GENEROUS LIVING / DINING ROOM • WELL-
EQUIPPED KITCHEN • TWO BEDROOMS •
BATHROOM WITH SEPARATE WC • UTILITY
ROOM • DIRECT ACCESS TO COMMUNAL
GARDENS • NEW CARPETS THROUGHOUT •
SHARE OF FREEHOLD • GREAT LOCATION**

Description

Perfect for first time buyers or down-sizers alike, this well-maintained, ground floor maisonette offers bright and modern interiors throughout with direct access to communal gardens, situated within a sought-after development in the heart of Pinner. This great property is available to the market with no onward chain with a share of freehold.

The property comprises a spacious entrance hallway with two useful store/cloak cupboards, a large living/dining room with French doors opening out to a private patio area overlooking the communal gardens, a well-equipped, fitted kitchen and two generous bedrooms. Completing the property is a bathroom with a separate WC and a small utility room.

Externally this delightful home is surrounded by well-maintained communal grounds.





Location

Located off Barrow Point Lane, this property is situated on a peaceful close just moments from Pinner Village and a variety of shops, restaurants, coffee houses and supermarkets. For commuters, the Metropolitan line is available at Pinner Station and offers frequent services into London. Alternatively, the Overground is accessible at Hatch End station just a few minutes away. The area is well served by local primary and secondary schooling, leisure facilities and recreational facilities.

Additional Information

Guide Price: Price on Application

Tenure: Share of Freehold

Lease Length: TBC

Service Charge: Approx. £1,400 P.A

Ground Rent: £0

Local Authority: London Borough of Harrow

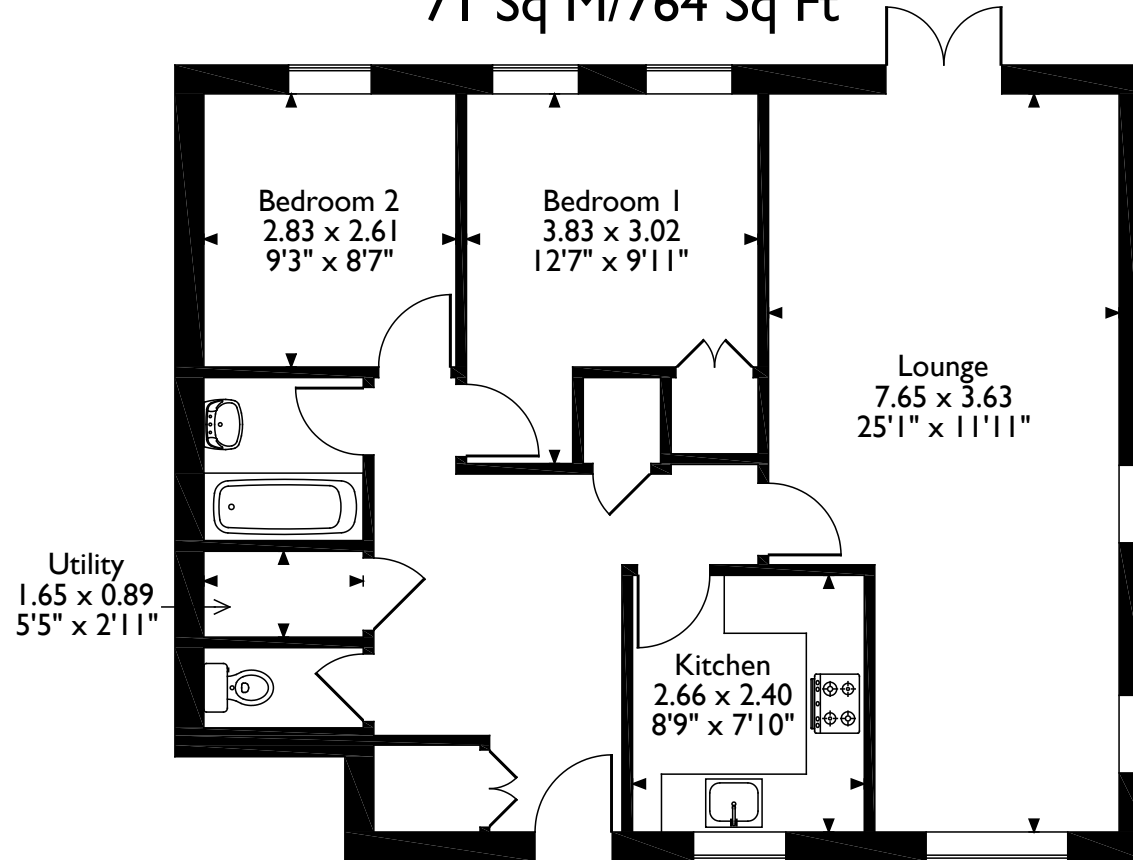
Council Tax: Band D

Energy Efficiency Rating: Band D



Little Orchard Close, Pinner

Approximate Gross Internal Area 71 Sq M/764 Sq Ft



Ground Floor Flat

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

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