



15 Farmborough Close  
Harrow, HA1 3YG  
£206,000



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Wilson Hawkins are pleased to present for sale this two bedroom ground floor purpose built RETIREMENT FLAT well set in this popular development. The property offers a 75% SHARE in the ownership and is being sold with no Upper chain.

The property is only AVAILABLE TO RESIDENTS OVER 60 YEARS OF AGE.

The property comprises of a 14'5 X 11'5 lounge with direct access to your own private garden, a stunning newly fitted kitchen with "Lamona appliances and plumbing for a washing machine. Two double bedrooms plus a modern fully timed shower room.

The property is approximately 0.75 of a mile from Harrow Town Centre with its excellent range of shopping facilities and transport links. There is an on site Warden and the flat has emergency pull cords in all rooms and an intercom system giving direct access to the Warden and for assistance in emergencies. Residents must be 60 YEARS of age or older.

Own front door

Entrance Hall

Lounge

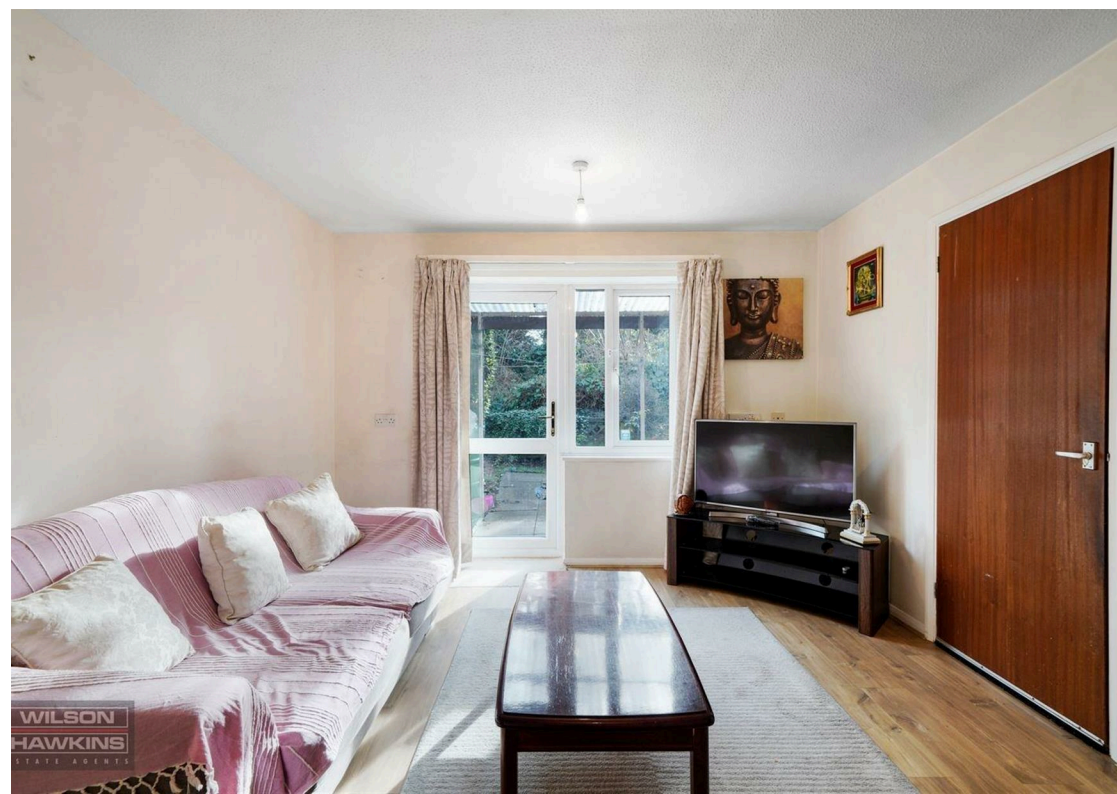
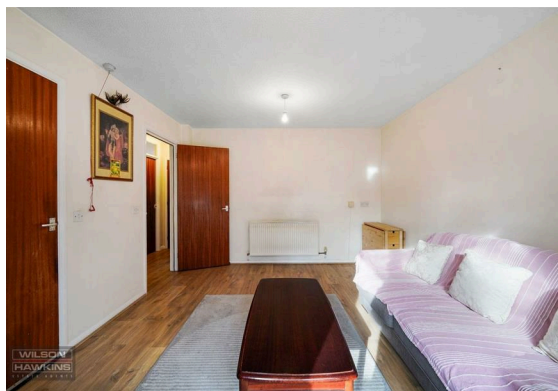
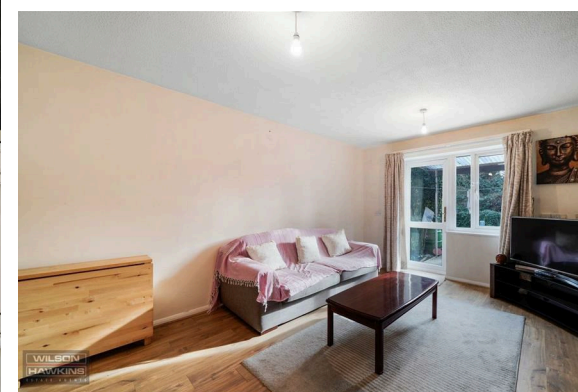
Kitchen

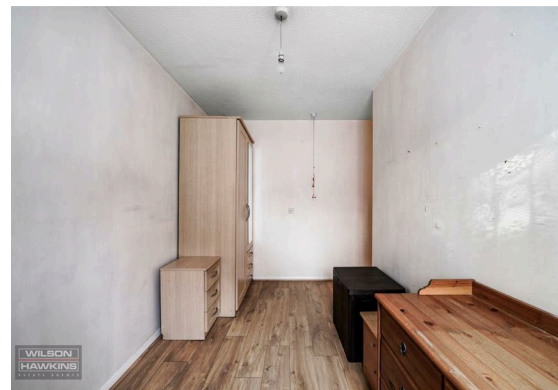
Bedroom one

Bedroom two

Shower room

Outside





Own rear garden

Communal gardens

Resident parking

Further information

Lease 152 years remaining

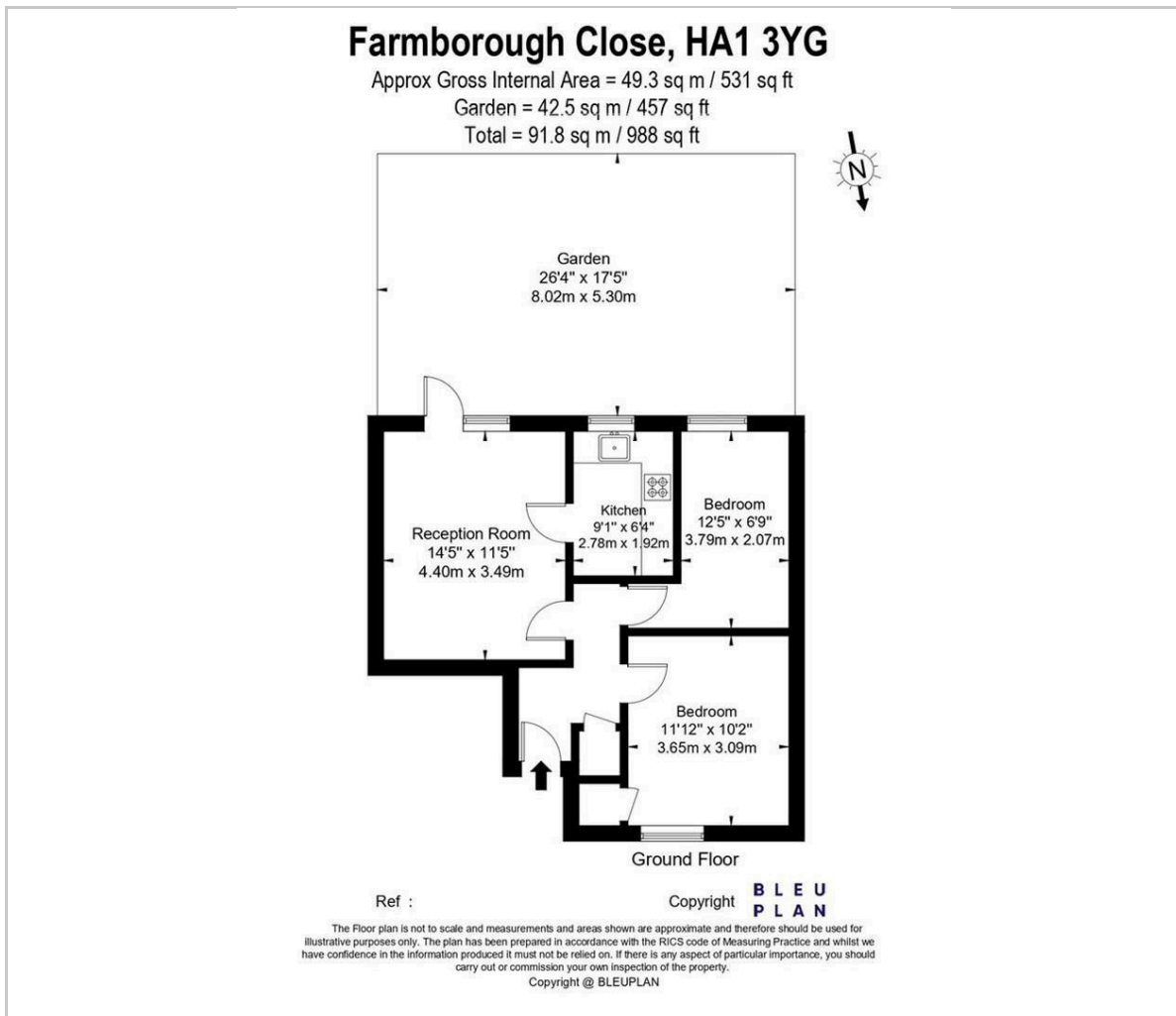
Service charge- £211.75 per month

Additional rent- £55.53 per month

Council Tax- Band C



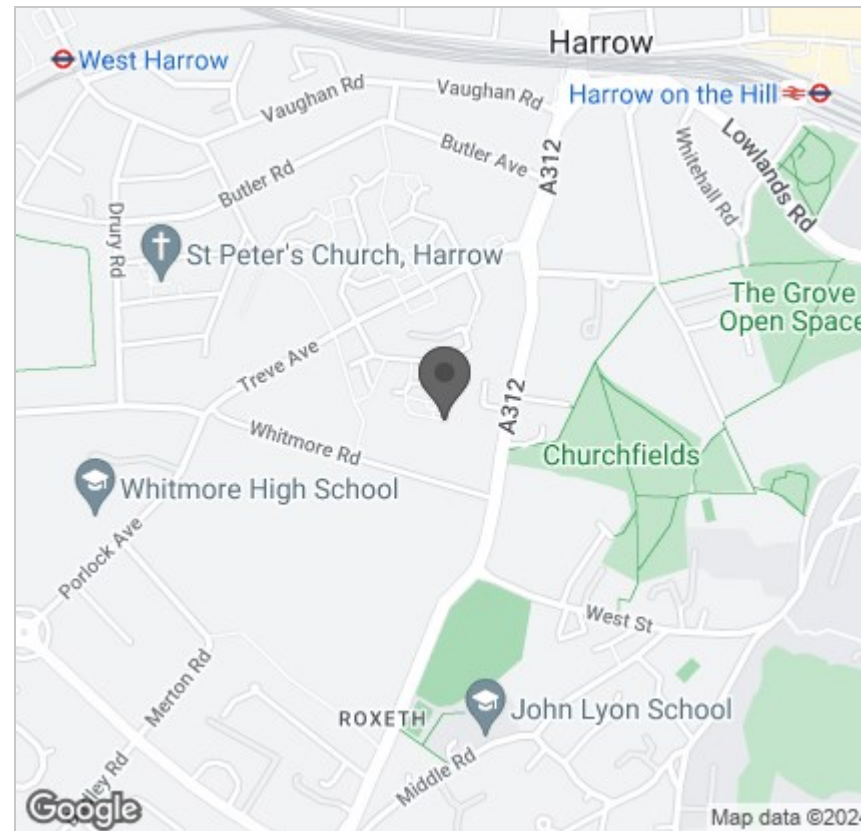
## Floor Plan



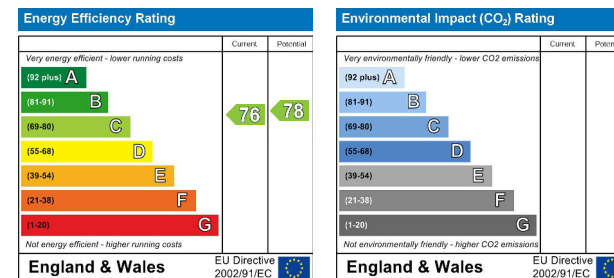
## Viewing

Please contact our Harrow on the Hill Office on 020 8422 3333 if you wish to arrange a viewing appointment for this property or require further information.

## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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