



GAYTON ROAD, HA1
£325,000 LEASEHOLD

CALLING ALL FIRST TIME BUYERS!

Tenure: Leasehold
Term: 240 year and 0 months
Service Charge: £2019.36 per annum
Ground Rent: £355.14 Annually (subject to increase)
Council Tax Band: C

Harrow | 020 8861 3933 | harrow@winkworth.co.uk

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DESCRIPTION:

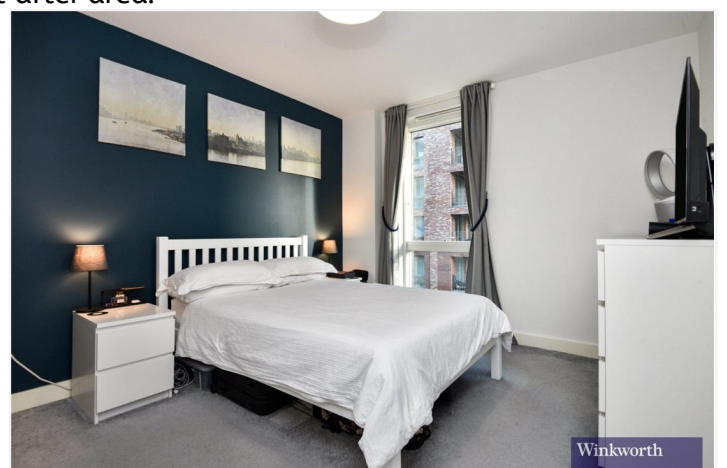
Situated in the vibrant neighbourhood of Central Harrow, this stunning upper floor apartment offers modern living with convenient access to local amenities.

The one-bedroom property is elegantly designed with a spacious living area and a fully equipped kitchen, perfect for entertaining guests or enjoying a quiet night in.

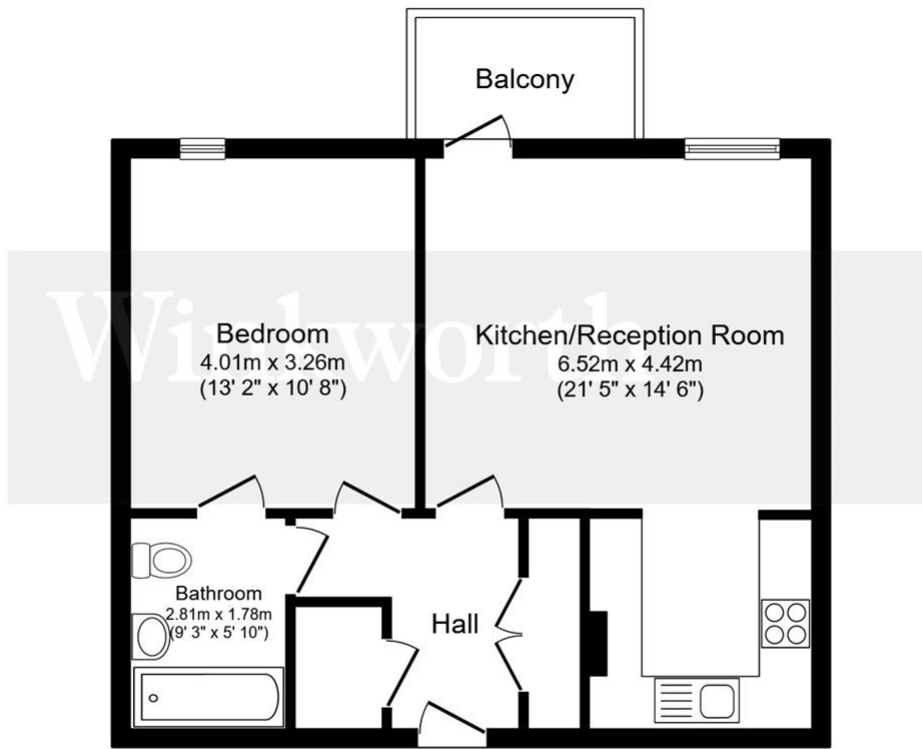
The highlight of this apartment is the private balcony, providing a peaceful outdoor space where you can relax and unwind. With lift access to the upper floor, convenience is at your fingertips.

The location is unbeatable, with trendy shops, restaurants, and cafes just a short stroll away. Transport links are easily accessible, making it convenient to explore the rest of the city.

This property is ideal for professionals looking for a stylish city pad or couples seeking a comfortable home in a sought-after area.







Total floor area 50.7 m² (546 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

| Energy Efficiency Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92-100) A | | | |
| (81-91) B | | 86 | 86 |
| (69-80) C | | | |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not energy efficient - higher running costs | | | |
| England, Scotland & Wales | | EU Directive 2002/91/EC | |



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