4 bed duplex to buy in HA8

Queensbury Station Parade, Edgware, Middlesex, HA8 5NR

£340,000 Starting Bid

x 4 x 1 x 1

Tenure

Leasehold

Permit Parking parking

Property features

- Being Sold via Secure Sale online bidding. Terms and Conditions
- EPC Rating C

Key Information

- Council Tax: Band C
- EPC Rating: C
- Heating supply: Gas
- Electric supply: National Grid
- Water supply: Direct mains water
- Broadband: Cable

Arrange a viewing

Vinny Dadhria
Branch Manager
London Auction

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- Flexible viewing slots
- Accompanied viewings

Description

are pleased to offer for sale this four-bedroom duplex flat, located within a very short walk to Queensbury station, as well as regular bus routes all providing excellent cross-London links. The area is well served by local shops and amenities, as well as excellent schools. The property comprises of spacious lounge, kitchen, good size bedrooms and family bathroom. Ideal for first time buyer or for buy to let investors. Viewing is highly recommended.

Council Tax band C

Entrance Door Leading to:

Stairs to First Floor Landing:

Double glazed window to side aspect. Radiator. Power point.

Lounge:

17' 4" x 11' 7" (5.28m x 3.53m)

Double glazed windows to front and side aspects. Radiator. Power point.

Kitchen:

8' 11" x 5' 9" (2.72m x 1.75m)

Fitted wall and base units, with roll top worksurface. Double glazed window to side aspect. Double glazed door to rear aspect. Stainless steel drainer/sink. Boiler. Pluming for washing machine. Power point.

Bedroom Four:

13' 0" x 11' 7" (3.96m x 3.53m)

Double glazed window to rear aspect. Radiator. Power point.

Stairs to Second Floor Landing:

Double glazed window to side aspect. Access to loft. Radiator. Power point.

Bedroom One:

11' 1" x 10' 8" (3.38m x 3.25m)

Double glazed window to front aspect. Radiator. Power point.

Bedroom Two:

11' 1" x 10' 1" (3.38m x 3.07m)

Double glazed window to rear aspect. Radiator. Power point.

Bedroom Three:

11' 6" x 6' 3" (3.5m x 1.9m)

Double glazed window to front and side aspects. Radiator. Power point.

Bathroom:

8' 4" x 6' 3" (2.54m x 1.9m)

Enclosed panelled bath. Wash hand basin. Low level WC. Double glazed window to rear and side aspects. Radiator. Tiled walls. Storage cupboard.

LEASEHOLD:

Our client advises us that the property is Leasehold with approximately 101 years remaining on the lease with a ground rent TBA and a service charge TBA. We have been unable to check this information as we have not had access to the documentation, therefore should you proceed with the purchase of this property these details must be verified by your solicitor.

Council Tax Band: C

Tenure: Leasehold

Length of Lease: 101

Annual Service Charge Amount: £1,944.00

Price: Starting Bid £340,000

Property Type: Duplex

Parking: Permit Parking

Construction materials: Brick and block

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: Cable

TOTAL FLOOR AREA : 992 sq.ft. (92.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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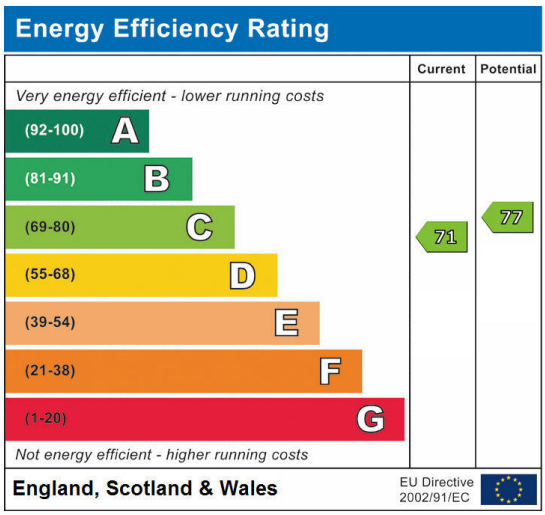

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Contact your local branch today for more information on this property:

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