

020 8864 5678
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1279 Greenford Road
Greenford, UB6 0HY

OLDFIELD LANE NORTH, GREENFORD, UB6 0GH **£190,000 40% Share of Leasehold**



SPECTACULAR FIFTH FLOOR LUXURY TWO BEDROOM TWO BATHROOM FLAT

Constructed within the last ten years the property is located in an excellent residential position on the Greenford Quays development adjacent to the Grand Union canal a few hundred yards from Greenford Central Line (zone 4) station are within ½ mile of Sudbury Hill Piccadilly Line and Chiltern overground stations, H17, 487 & 92 bus routes together with local shopping and recreational facilities.

*** TWO DOUBLE BEDROOMS ***

*** UNDER FLOOR HEATING * DOUBLE GLAZING ***

*** OPEN PLAN KITCHEN/RECEPTION ROOM**

*** RESIDENTS' ROOF GARDEN ***

*** RESIDENTS' GYM * BALCONY ***



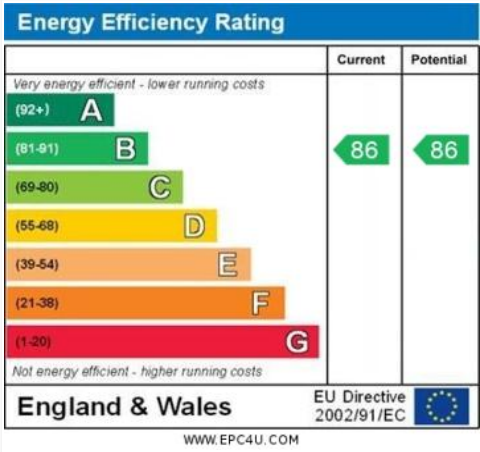


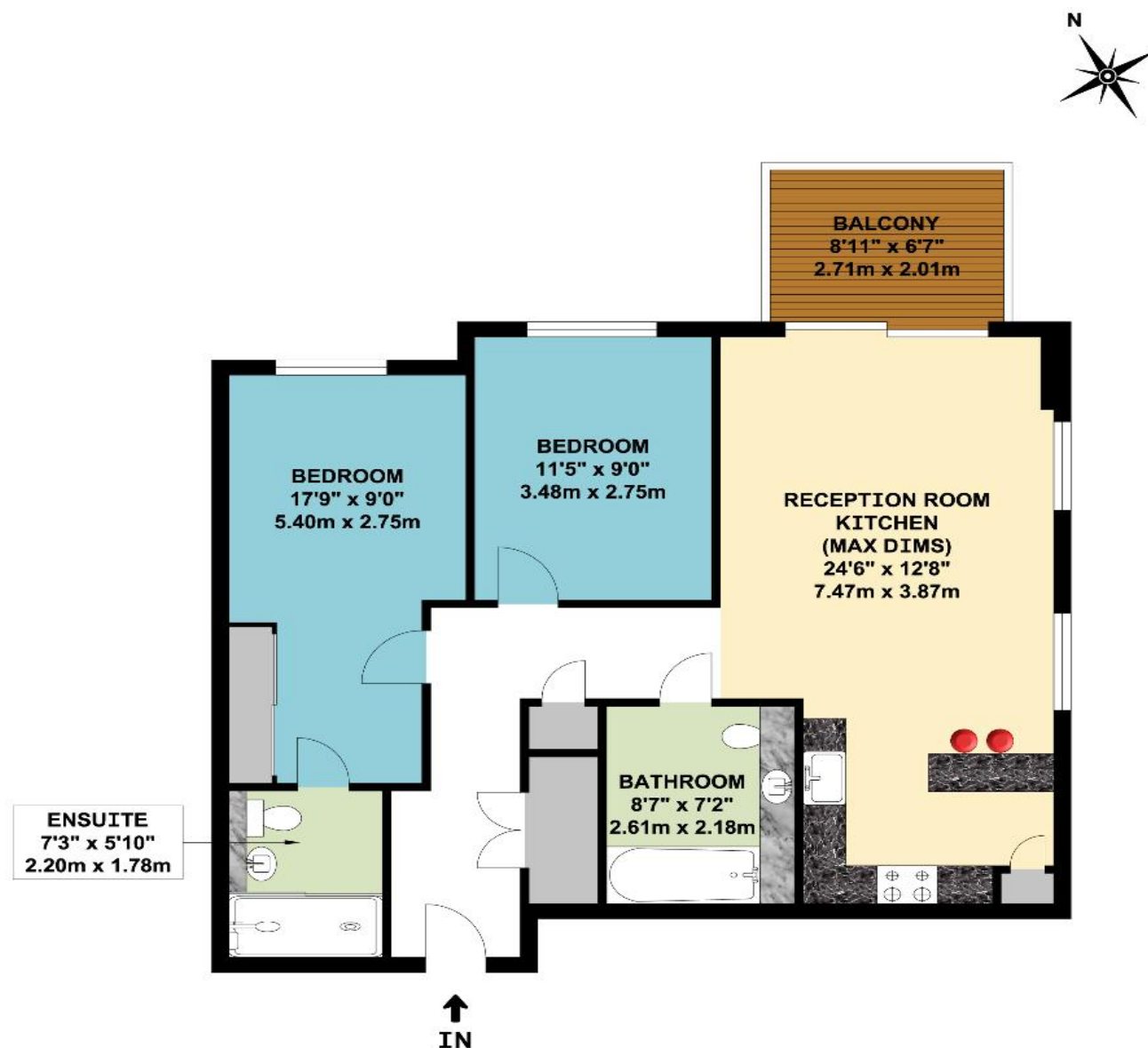
Lease Information

The property is held on Leasehold Tenure for a term of 999 years from 1st February 2017 at a ground rent of £00 p.a.

Service charges

We are informed by the vendor that the current service charge is £300.00 per calendar month.





FIFTH FLOOR APARTMENT

APPROX. GROSS INTERNAL FLOOR AREA 785.76 SQ. FT / 73.00 SQ. M
APPROX. GROSS INTERNAL FLOOR AREA INCLUDING THE BALCONY 844.32 SQ. FT / 78.44 SQ. M

COUNCIL TAX BAND D

These particulars are issued on the understanding that all negotiations are conducted through Phillips & Co. Whilst every care has been exercised in the preparation of particulars their accuracy is not guaranteed neither do they constitute an offer nor contract.

VIEWING by appointment via PHILLIPS & CO: 020 8864 5678

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