

Saxon Court, Hale Lane, HA8 8WP



- 3 Bedrooms
- 2 Bathrooms (one ensuite)
- Guest Cloakroom
- Reception Room
- Kitchen
- Front Facing Balcony
- Communal Gardens
- 2 Underground Parking Spaces
- Double Glazing
- Gas Central Heating
- Lift and Chain Free

£595,000
Subject To Contract



MELVIN JACOBS ESTATE AGENTS
Sales, Lettings & Block Management

45/47 Manor Park Crescent, Edgware, Middlesex, HA8 7LY
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These particulars are prepared with all due care attention for convenience of intending purchasers but their accuracy is not guaranteed and they do not form any part of a contract. Purchasers must themselves check by inspection or otherwise the accuracy of these particulars prior to signing a contract

Communal Entrance

Stairs and Lift to First Floor

Entrance Hall

Guest Cloakroom

Reception Room (19' 10" x 17' 05") or (6.05m x 5.31m)

Access to front facing Balcony

Kitchen (14' 03" x 8' 03") or (4.34m x 2.51m)

Bedroom 1 (13' 08" x 11' 04") or (4.17m x 3.45m)

Ensuite Bathroom

Bedroom 2 (14' 03" x 10' 0") or (4.34m x 3.05m)

Bedroom 3 (9' 11" x 7' 02") or (3.02m x 2.18m)

Family Bathroom

Communal Gardens

Underground Parking

2 allocated parking spaces in gated underground car park

TERMS

We have been advised that the

Service Charge from 01/01/2019-31/12/2019 in advance is

£3,200.00

Freehold Company Contribution from 01/01/19 to 31/12/2019 is

£30.00

Tenure

We are informed that the tenure is Share of Freehold

Viewing

Strictly By Appointment Only. Melvin Jacobs, 020 8381 2908

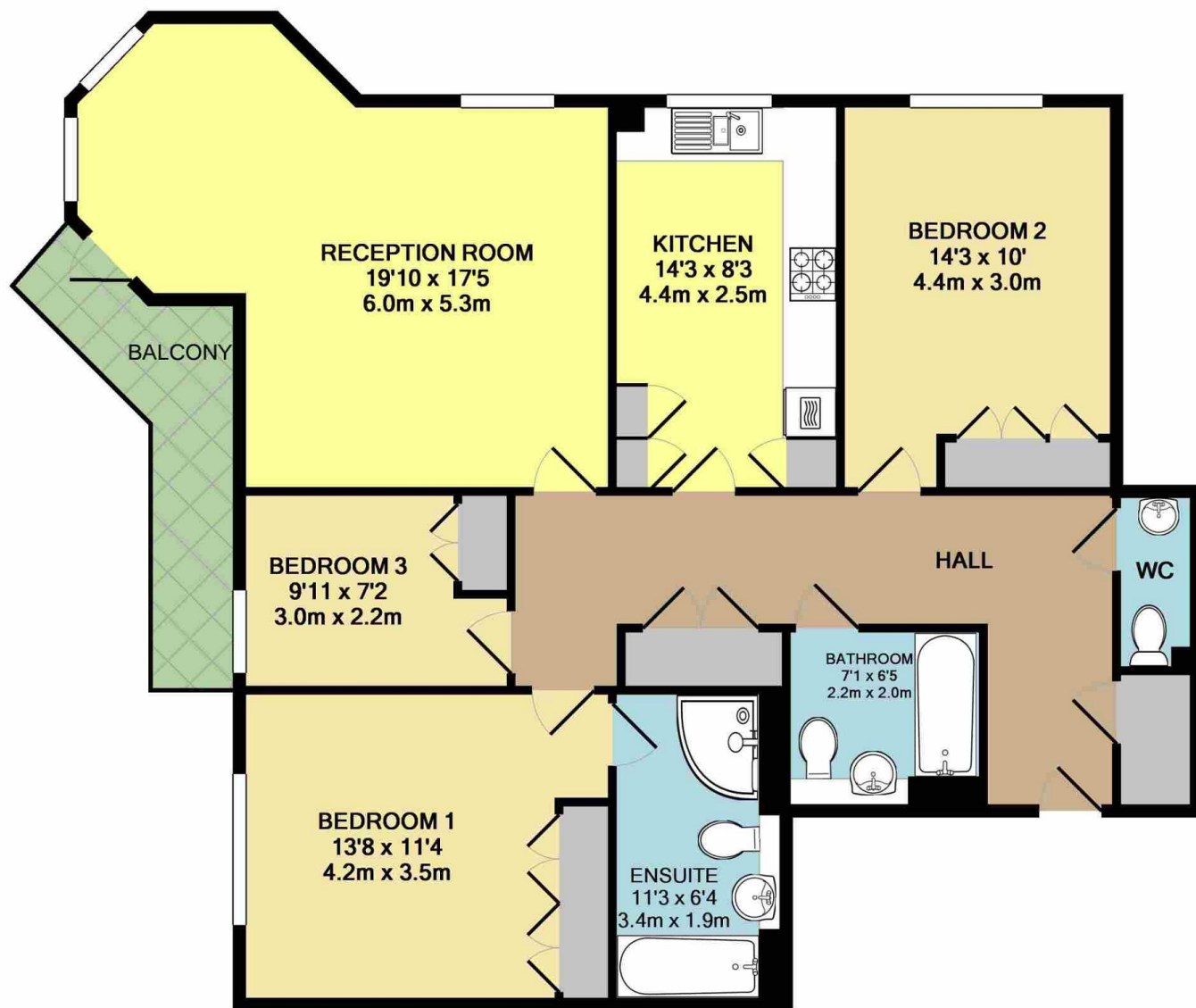
Melvin Jacobs Estate Agents

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		82
(69-80) C	80	
(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		

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



TOTAL APPROX. FLOOR AREA 1087 SQ.FT. (101.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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