

£276,500 Shared Ownership

Randolph House, 2-12 Northwick Park Road, Harrow, London HA1 2NU



- Ground Floor
- High Performance Glazing
- Town Centre/Station Within Easy Reach
- Requires Cash Purchase of 70% Share
- Approx. 649 Sqft Gross Internal Area
- Communal Heating and Hot Water System
- Applicants Must Be At Least 70
- Sufficient Pension/Savings to Cover Rent and Services

GENERAL DESCRIPTION

OVER 70's SHARED OWNERSHIP (Advertised price represents 70% share. Full market value £395,000). A rare chance to buy shared-ownership retirement flat. The spacious, high-spec property is on the ground floor and has a twenty-seven-foot reception/dining room with one door leading through to a sleek, modern kitchen with integrated appliances while another door opens onto a south-facing part of the communal grounds. The bedroom is generously sized and the shower room stylish and practical. Randolph House was built to demanding energy-efficiency standards, with high performance glazing and a communal heating/hot water system. Residents can make use of some excellent facilities including the large communal lounge shown in the photos. Harrow town centre is close by and Harrow-on-the-Hill (Metropolitan Line and Chiltern Railways into Marylebone) and Kenton (Bakerloo Line and London Overground) stations are only a short walk away.

Housing Association: Heylo. Heylo Housing requires that all applicants must have permanent rights to reside in the UK.

Development Management Company: McCarthy Stone.

Tenure: Leasehold (999 years less 3 days from 01/01/2017).

Minimum Share: 70% (£276,500).

Shared Ownership Rent: £452.81 per month (subject to annual review).

Service Charge: We are advised that McCarthy Stone charge a residential fee of £773.00 per month. Interested applicants should contact Urban Moves for a breakdown of services and costs.

Guideline Minimum Income: Dual - £TBC | Single - £TBC (based on minimum share and 10% deposit).

Council Tax: Band D, London Borough of Harrow. Priority is given to applicants living and/or working in this local authority.

This property is offered for sale in the condition seen. The information in this document supersedes any information given verbally either in person or by telephone. Pets not permitted (please ask regarding assistance animals). There is no parking space offered with this property.



DIMENSIONS

GROUND FLOOR

Entrance Hall

Reception Room

27' 0" max. x 10' 6" max. (8.23m x 3.20m)

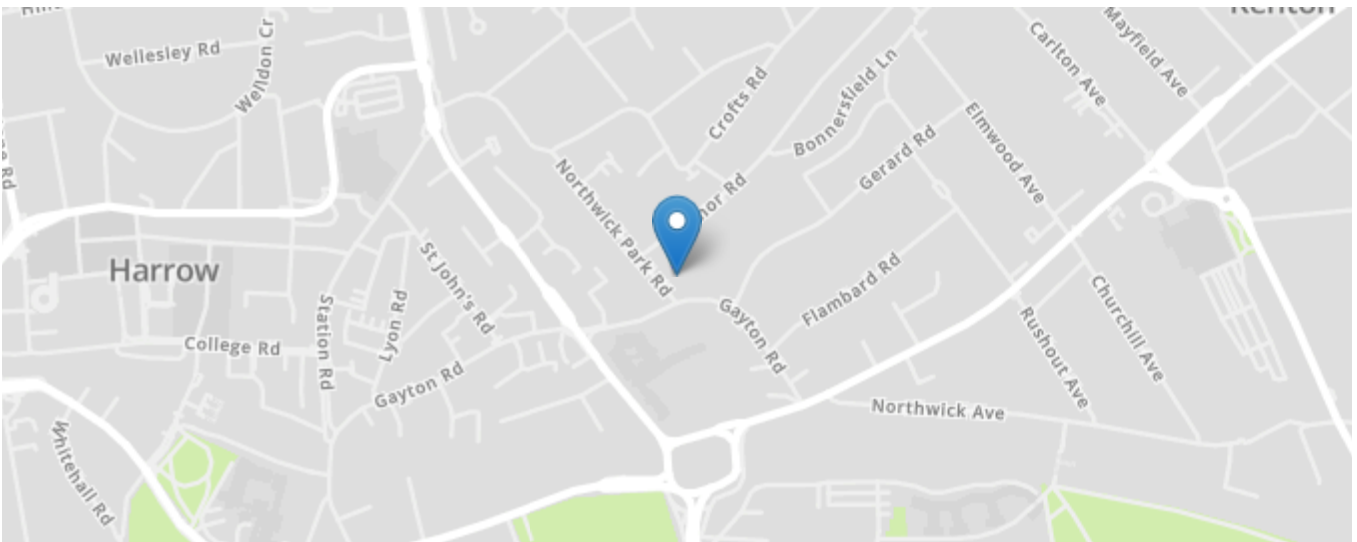
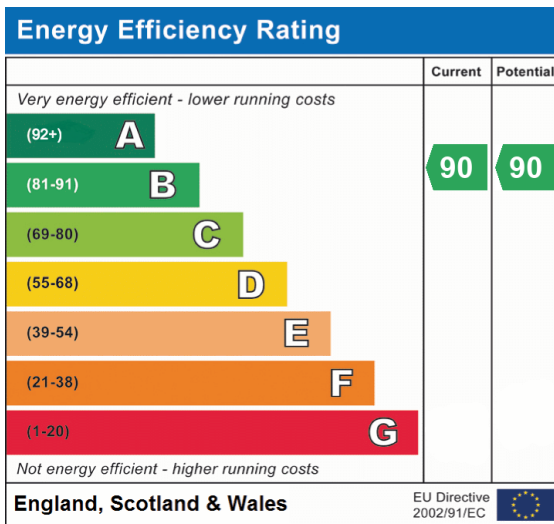
Kitchen

10' 1" max. x 7' 11" max. (3.07m x 2.41m)

Bedroom

15' 6" max. x 10' 3" max. (4.72m x 3.12m)

Shower Room



All content shown is to be used as a general guideline for the property. None of the contents of this document constitute part of an offer or contract. All measurements, photographs, floor-plans and data provided are only a guideline and should not be relied upon.