

## £130,000 Shared Ownership

Brindley Court, Letchworth Road, Stanmore, London HA7 1FN



- Guideline Minimum Deposit £13,000
- Approx. 523 Sqft Gross Internal Area
- Communal Garden
- Minutes from Canons Park Station
- Ground Floor
- Semi-Open-Plan Kitchen/Reception Room
- Stylish Bathroom
- Guide Min Income - Dual £41.6k Single £47.4k

## GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 40% share. Full market value £325,000). This attractively-presented, ground-floor apartment has a reception room with windows that face onto the communal garden. The semi-open-plan kitchen has smart, grey units and integrated appliances. There is a good-sized bedroom, a stylish bathroom and a large, built-in storage/utility cupboard in the entrance hallway. Well insulated walls, modern double glazing and a communal heating/hot water system make for a good energy-efficiency rating. Brindley Court is part of the carefully laid out and neatly-maintained Stanmore Place development and is just minutes from Canons Park Station, for access to the Jubilee Line.

**Housing Association:** A2Dominion.

**Tenure:** Leasehold (125 years from 26/04/2011).

**Minimum Share:** 40% (£130,000). The housing association will expect that you will purchase the largest share affordable.

**Shared Ownership Rent:** £406.20 per month (subject to annual review).

**Service Charge:** £184.93 per month (subject to annual review).

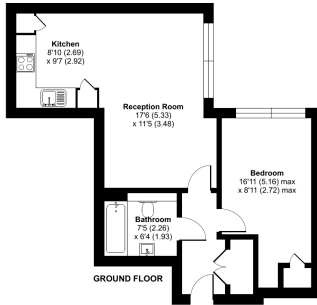
**Guideline Minimum Income:** Dual - £41,600 | Single - £47,400 (based on minimum share and 10% deposit).

**Council Tax:** Band C, 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 housing association does not warrant to carry out any remedial or redecoration work of a cosmetic nature unless specifically advised in writing. As a general rule, fitted domestic appliances are included in the sale; non-fitted appliances are not. If you require confirmation, you must request this in writing from Urban Moves. The information in this document supersedes any information given verbally either in person or by telephone. Pets not permitted (except assistance animals). There is no parking space offered with this property.

**Letchworth Road, Stanmore, HA7**

Approximate Area = 523 sq ft / 48.5 sq m  
For identification only - Not to scale



ⓘ Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS Residential). © iStockphoto.com 2025. Produced for Urban Moves. REF: 1244131

## DIMENSIONS

### GROUND FLOOR

#### Entrance Hallway

#### Reception Room

17' 6" x 11' 5" max. (5.33m x 3.48m)

#### Kitchen

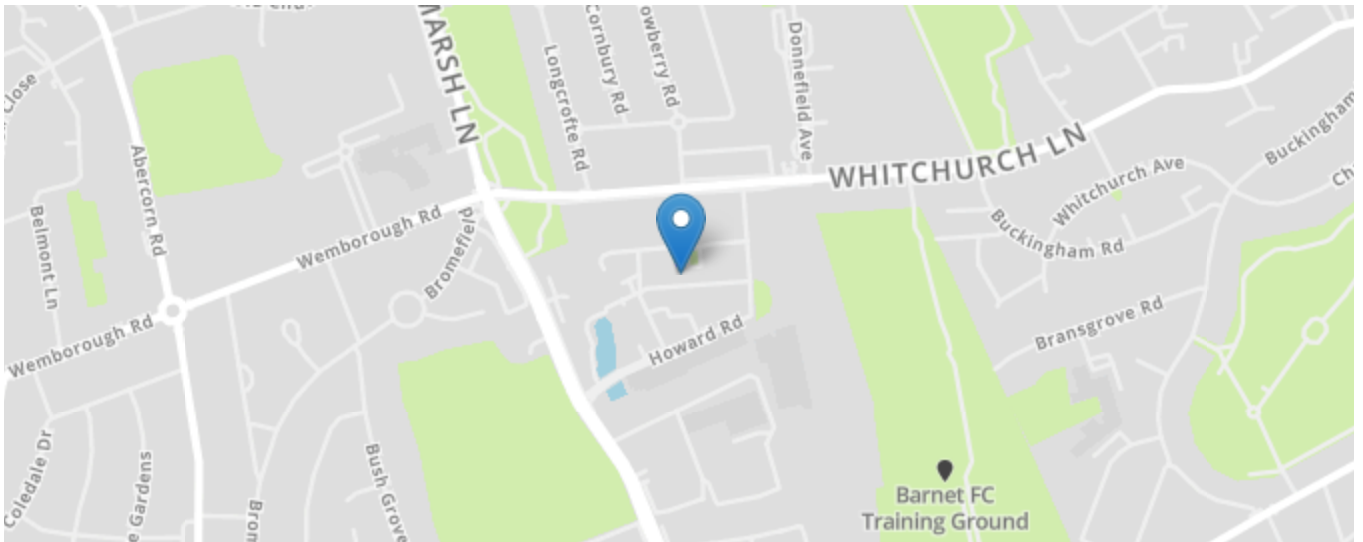
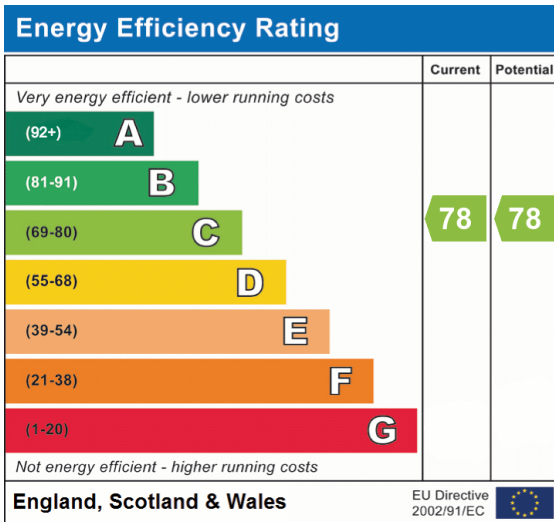
8' 10" x 9' 7" (2.69m x 2.92m)

#### Bedroom

16' 11" max. x 8' 11" max. (5.16m x 2.72m)

#### Bathroom

7' 5" max. x 6' 4" max. (2.26m x 1.93m)



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.