



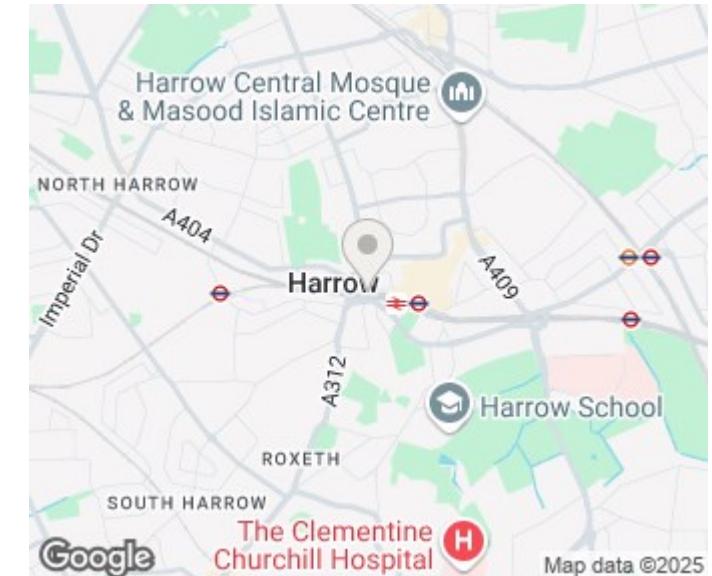
## ROXBOROUGH HEIGHTS HEADSTONE ROAD HARROW, HA1 1GP

£1,550 PCM

AVAILABLE 01/07/2025: A bright & spacious one bedroom third-floor flat in this highly sought after modern Town Centre development, presented in good condition and comprising spacious lounge-diner with floor-to-ceiling windows, modern open-plan kitchen with a full range of appliances including dishwasher, generous double bedroom with large built-in wardrobe and luxury bathroom with bath and separate shower cubicle. The property is ultra-conveniently located, just a 2 minute walk to Harrow on the Hill station and bus garage and only moments from the St. Ann's & St. George's shopping malls plus the Town Centre's huge selection of shops, bars, cafes and restaurants, making it an ideal let for the modern-day tenant.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	77	78
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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