



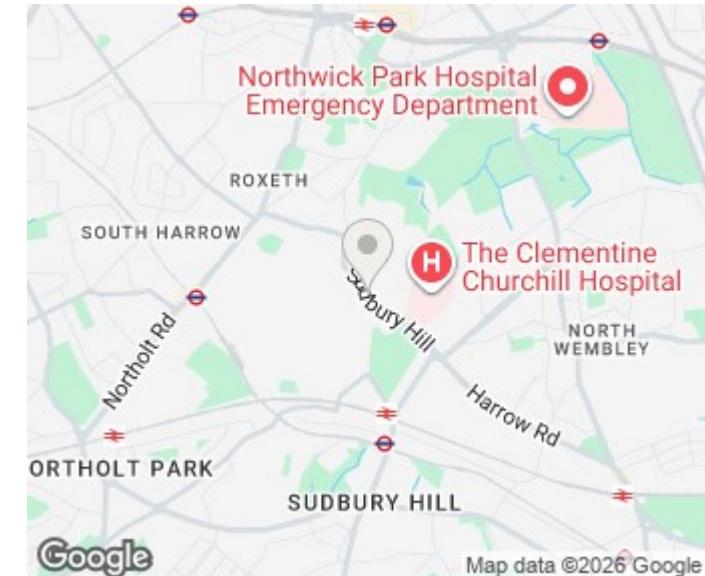
HERGA COURT SUDBURY HILL HARROW ON THE HILL, HA1 3RS

£2,325 PCM

AVAILABLE NOW! FOR FAMILIES ONLY: This truly spacious 3 double bedroom top floor (3rd) flat (no lift) is presented in good decorative order and offers naturally bright living accommodation, including a huge front-to-back double aspect lounge-diner, large separate kitchen with full range of appliances, two King-size bedrooms, small double third bedroom, plus bathroom and additional separate shower room, all positioned off a long well-lit hallway with large storage cupboard. The property has been recently re-carpeted and also benefits gas central heating. This property enjoys an enviable elevated Harrow on the Hill position with panoramic views, whilst being set in quiet, well maintained grounds that are well set back from the main road and provided you don't mind the climb, really does need to be viewed to be fully appreciated.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		74
(55-68) D	58	
(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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