



MENTMORE COURT, SEPTEMBER WAY, STANMORE, MIDDLESEX, HA7

OFFERS IN EXCESS OF £200,000

LEASEHOLD APPROX 947 YEARS REMAINING

SPACIOUS STUDIO FLAT IN A CONVENIENT LOCATION FOR BUY TO LET INVESTOR

- **SERVICE CHARGE APPROX £1,400 PER ANNUM**
- **GROUND RENT APPROX £150 PER ANNUM**

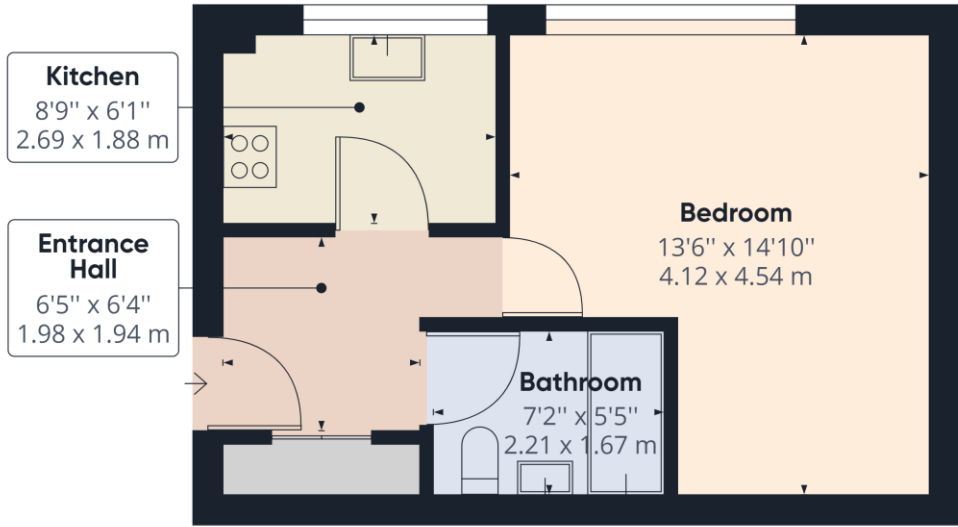
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DESCRIPTION: This spacious third-floor studio flat is situated in the heart of Stanmore. The property features a bright and generously sized versatile living room with integrated storage, a fitted kitchen, and a functional bathroom. Additional benefits include well-maintained communal gardens and first come first serve parking. Ideally located just half a mile from Stanmore Station (Jubilee Line), the flat offers excellent transport links and is within close proximity to local supermarkets, amenities, and reputable schools. Stanmore College is also just a couple of minutes away, adding to the convenience of this prime location. With a long lease, this is an excellent opportunity for buy-to-let investors. **DISCLAIMER:** The sellers are related to the directors of the firm. **DISCLAIMER:** The sellers are related to the directors of the firm.

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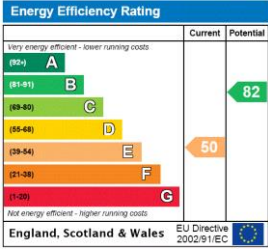
Approximate total area⁽¹⁾
 333.66 ft²
 31.00 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE 360

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



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See things differently

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