



## MASONS AVENUE, HA3 ASKING PRICE £260,000 (FREEHOLD)

Tenure: Freehold  
Service Charge: £0 per annum  
Ground Rent: £0 Annually (subject to increase)  
Council Tax Band: C

Harrow | 020 8861 3933 | harrow@winkworth.co.uk

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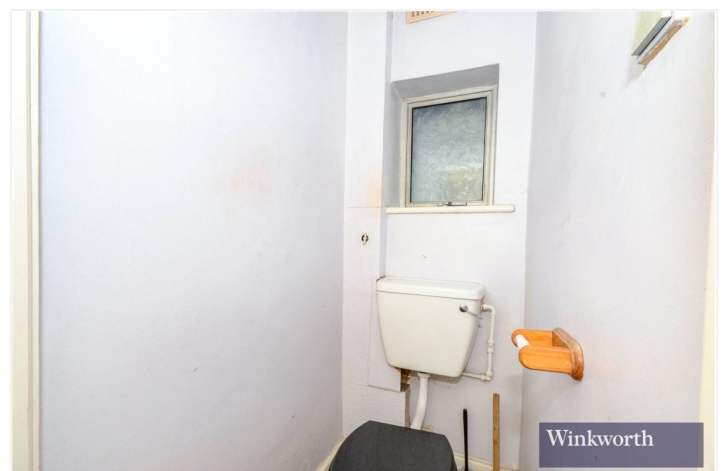
### DESCRIPTION:

Get your foot on the property ladder with this generously sized one-bedroom first-floor maisonette, ideally located just moments from Harrow & Wealdstone Station (Bakerloo Line and Overground, with fast trains to Euston in as little as 13 minutes). It's also within easy reach of the High Street and its many amenities.

The property presents excellent potential, including the possibility of a loft conversion to create a second bedroom (subject to planning permission).

With no service charge or ground rent and the added benefit of being sold with the freehold, this is a rare opportunity.

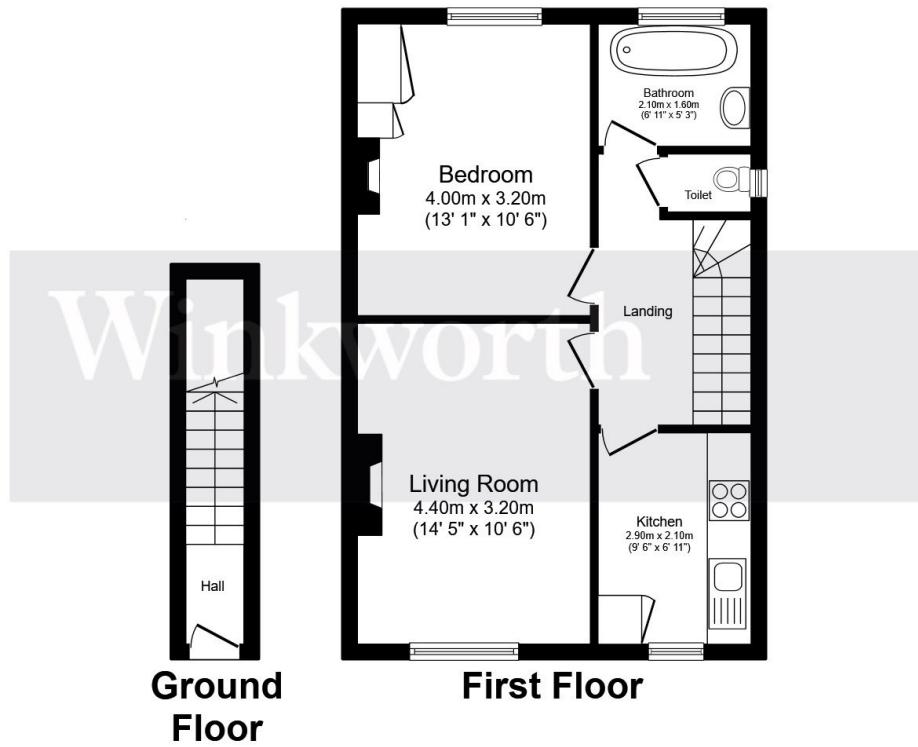
Whether you're a first-time buyer or an investor looking for solid potential, this property ticks all the right boxes.











Total floor area 49.9 m<sup>2</sup> (537 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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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