



RADBOURNE COURT, DRAYCOTT AVENUE, HARROW, HA3

£145,000 LEASEHOLD APPROX 152 YEARS REMAINING

CHARMING ONE BEDROOM GROUND FLOOR RETIREMENT FLAT

- **SERVICE CHARGE APPROX £2,500 PER ANNUM**
- **GROUND RENT PEPPERCORN**
- **COUNCIL TAX BAND C - BRENT**

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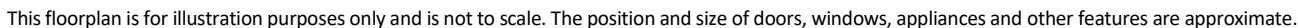
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This cosy ground-floor retirement flat offers a comfortable and secure home within a welcoming community. Designed for ease of living, the property features a well-proportioned bedroom, and a living room adjoining with a convenient kitchen, as well as a hassle-free wet room. Residents benefit from a strong community spirit, with shared facilities and opportunities to socialize. For added peace of mind, an on-site warden is available for assistance and can be contacted from multiple points within the property. Additionally, a 24-hour emergency Harrow Care Line system ensures support is always available. Age Requirement: Residents must be over 60 years old (or, for couples, one must be over 60 and the other over 55). Ideally positioned near excellent shopping amenities, including Sainsbury's supermarket just across the road. -Kenton and Northwick Park stations are within walking distance, offering easy access to public transport. Northwick Park Hospital is also nearby. Convenient on-site parking available for residents. This delightful home presents an excellent opportunity for a peaceful and secure retirement in a sought-after area. Early viewing is highly recommended.



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