



**Honeypot Lane
Stanmore
Greater London
HA7**

Offers in Excess of £240,000

bettermove

Honeypot Lane Stanmore

Bettermove are proud to present this 2 bedroom maisonette in Stanmore.

This property benefits from double glazing, and gas central heating throughout, with on street parking available.

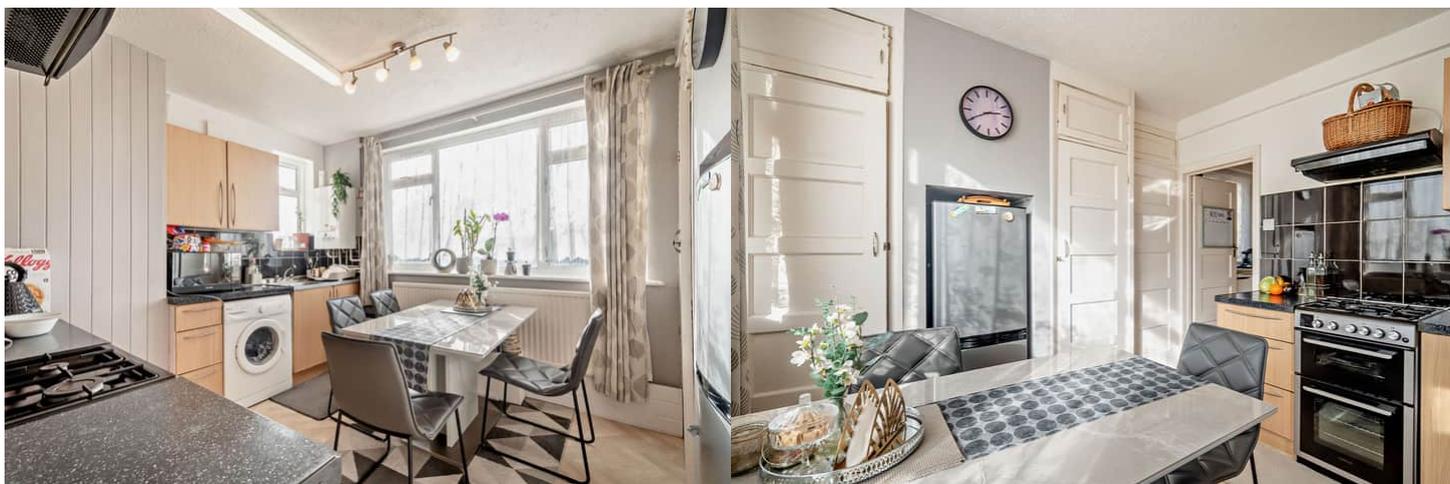
The council tax band is C.

This is a leasehold property with 35 years remaining on the lease; the ground rent is £16.00 per annum, and the service charge is £550.00 per annum. Lease extension costs are available upon request.

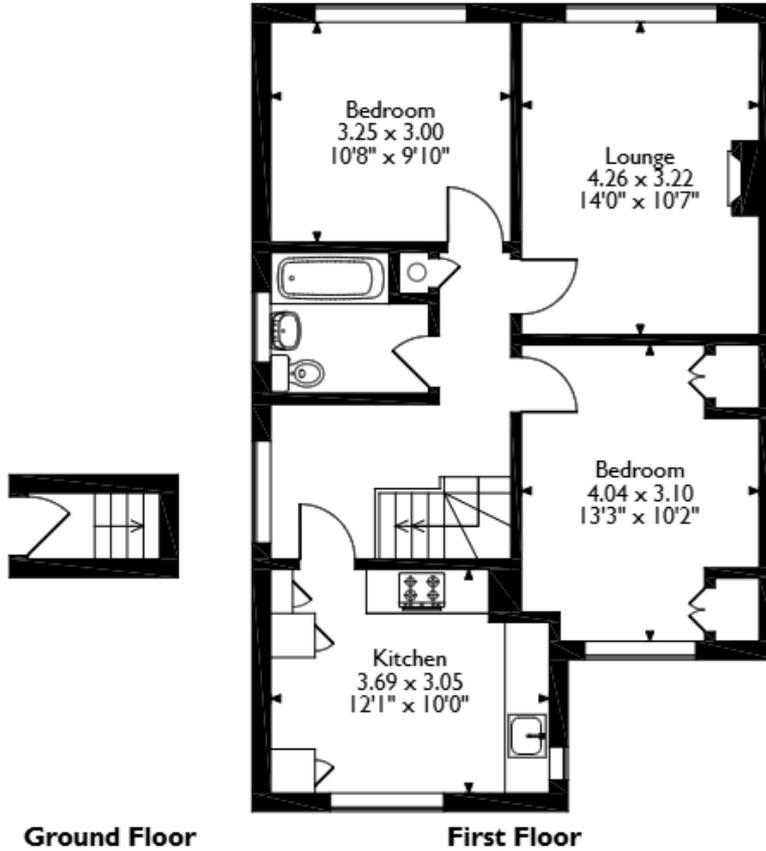
The interior of this beautifully presented, first floor property comprises a spacious living room, fitted kitchen, two double bedrooms, and a family bathroom. Outside, the property boasts a rear garden, with both patio and lawn areas, perfect for enjoying the summer months.

Located in the popular borough of Stanmore, the property is close to a range of amenities, including shops, supermarkets, restaurants, pubs, and schools. Excellent transport links can be found from Queensbury Underground Station, giving links on the Jubilee Line, a variety of local bus routes, and quick access to the M1.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove.



Honeypot Lane, Stanmore
 Approximate Gross Internal Area
 65 Sq M/700 Sq Ft



Ground Floor

First Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C		78
(55-68) D		
(39-54) E	53	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		
		EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92+) A		
(81-91) B		
(69-80) C		80
(55-68) D		
(39-54) E	46	
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England, Scotland & Wales		
		EU Directive 2002/91/EC



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