



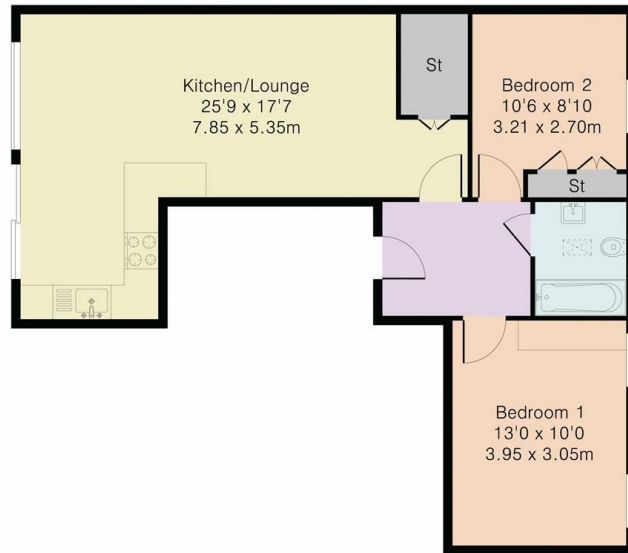
Flat 4, Momi House, 23 Eton Avenue, Sudbury, HA0 3AZ

£470,000

2 1 1 B

## Floor Plan

Approximate Gross Internal Area 651 sq ft - 60 sq m



PINK PLAN

Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practice. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



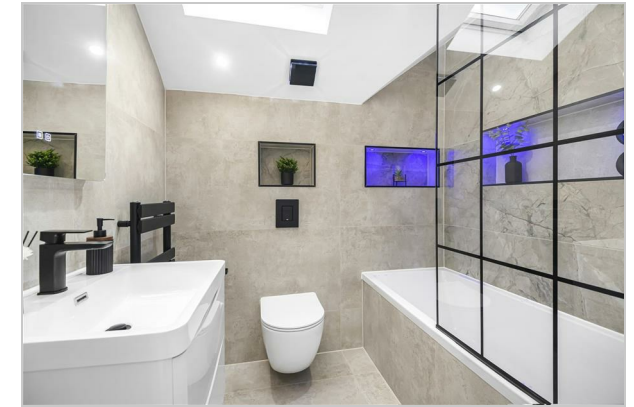
Stunning two bed new build apartment which has been finished to the highest of standards and features a spacious open plan living / dining room with feature window overlooking the roof garden, a modern kitchen and bathroom with high end fittings and two bedrooms both with built in storage.

Momi House is ideally located just 0.2 Miles Sudbury Town with its range of shops, restaurants and travel facilities while also providing easy access to areas such as:

Wembley Park - features the world famous Wembley Stadium as well as Wembley Arena and the London Designer Outlet - a shopping and leisure destination that offers high-end brands at discounted prices, a cinema, and a range of restaurants.

Harrow On The Hill - A historic and Picturesque town with landmarks such as St Marys Church and Harrow School who's alumni include several British prime ministers including Sir Winston Churchill.

The area is also well served by a choice of both underground and overground stations, bus routes and roads which make travelling into or out of London a breeze.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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