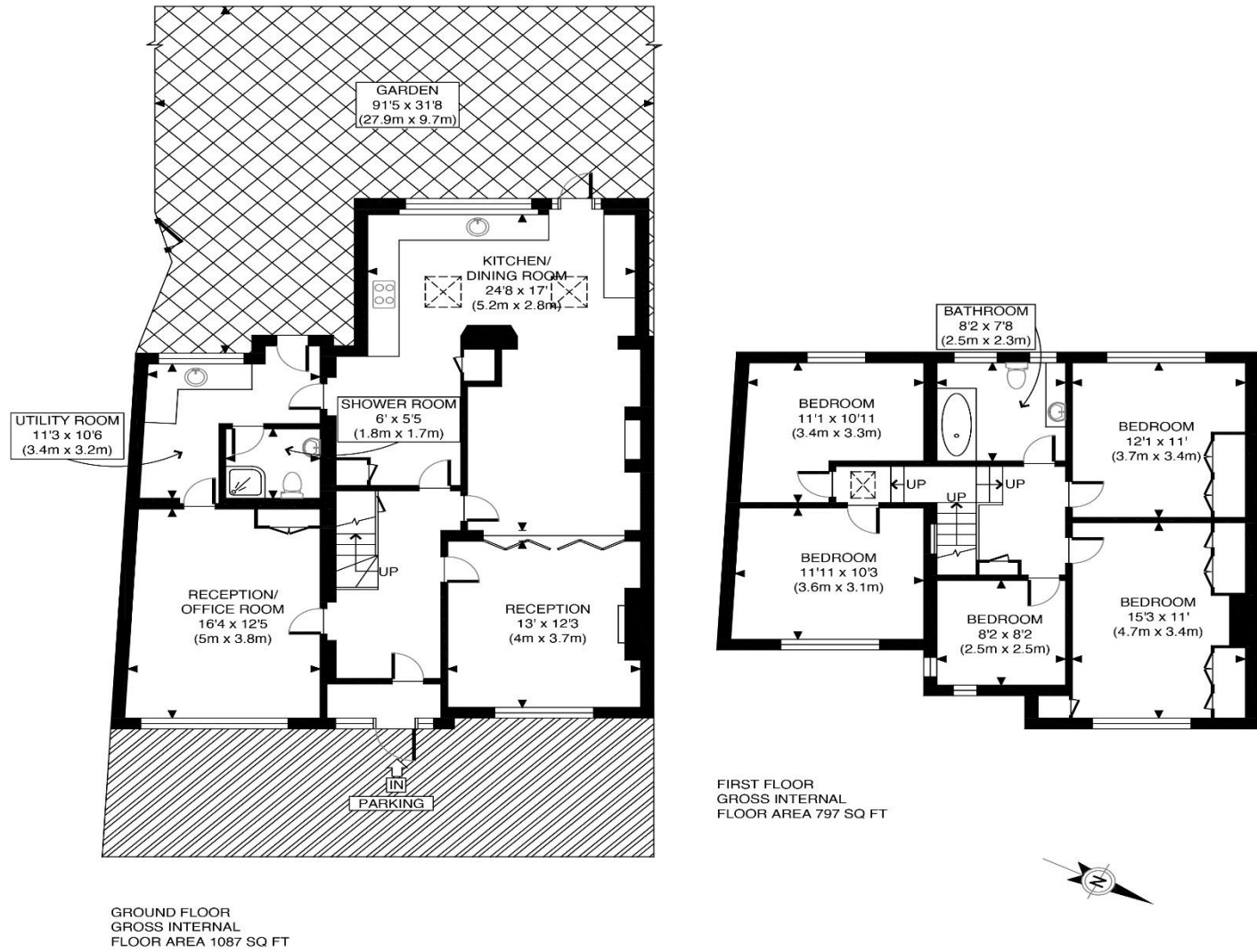


The Floorplan...



APPROX. GROSS INTERNAL FLOOR AREA 1884 SQ FT / 175 SQM	Woodlands
Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation	date 04/03/24
	photoplan

More Details From...

Call: Brian Cox North Harrow: 020 3866 6640

Email: Azi.Rahman@brian-cox.co.uk

Web: www.brian-cox.co.uk



0203 866 6640
brian-cox.co.uk



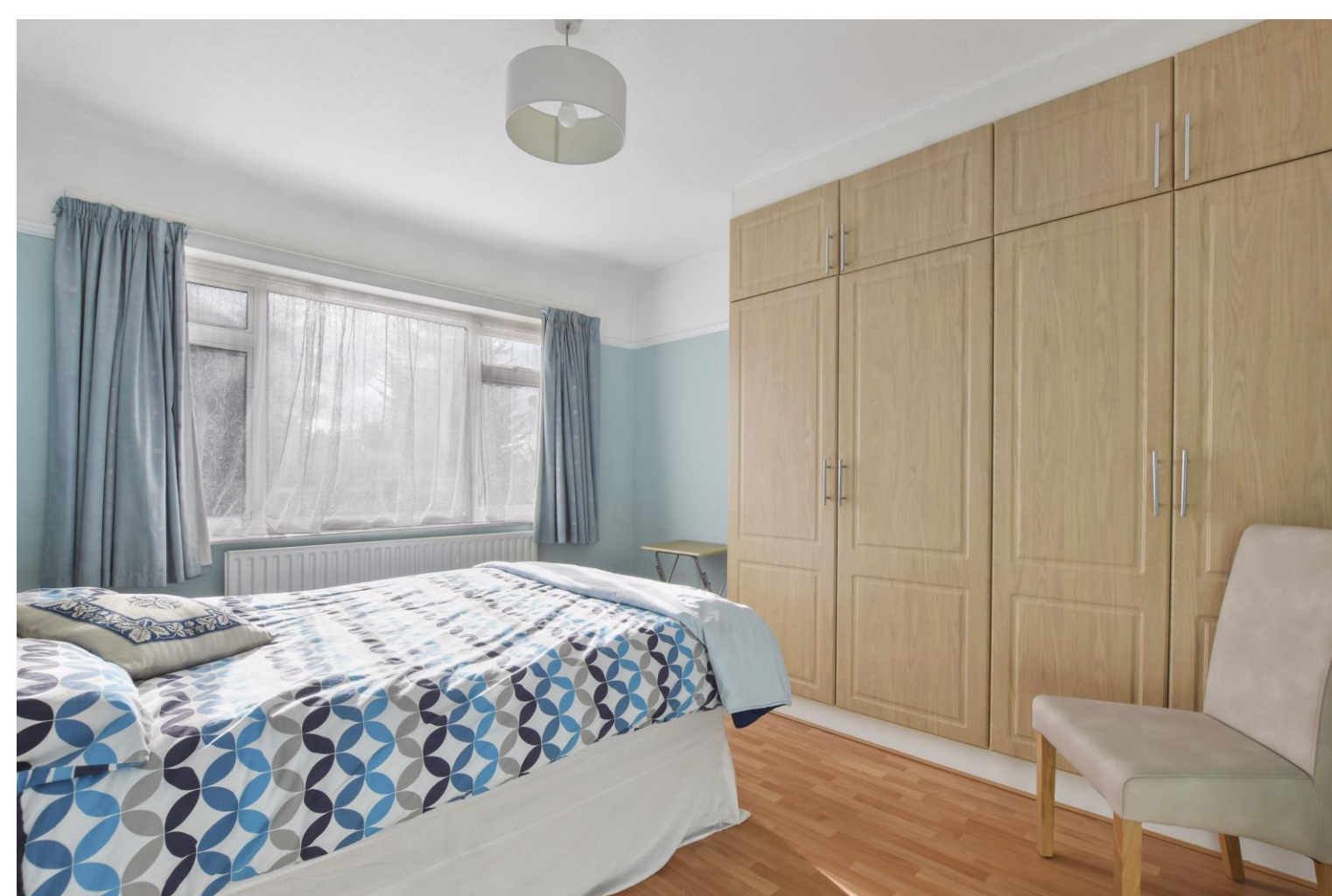
Brian Cox Estate Agents are delighted to offer this LARGER THAN AVERAGE FIVE BEDROOM SEMI DETACHED HOUSE TO THE MARKET! This property is set in a desirable and sought after location, it is very well presented throughout and it is ideal for the growing family. The ground floor comprises an entrance porch and hallway which leads onto a bright front reception room, a front aspect study, utility room and a spacious open plan kitchen/dining room with doors that lead onto a lovely garden. Completing the ground floor is a downstairs toilet and shower room. To the first floor you have five bedrooms and a family bathroom. Outside, there is off street parking for three cars. This property is located on a quiet no through road within a third of a mile of North Harrows shopping facilities and train station. It is also within walking distance of St John Fisher Primary and Nower Hill secondary schools.



Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.

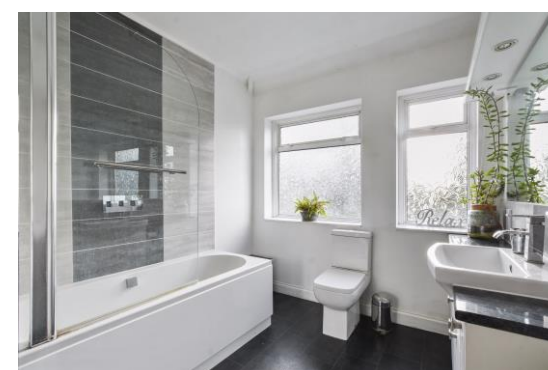
Guide Price £950,000
Freehold

Woodlands, Harrow HA2 6EJ



In Brief...

- Five Bedroom Semi Detached House
- Off Street Parking For Three Cars On The Drive
- Further Potential To Extend (STPP)
- Located On One Of The Best Roads In North Harrow On The Cusp Of Pinner
- Catchment Area for Outstanding Ofsted Report Schools Such as St John Fisher and Nower Hill
- Garage To The Side Which Has Been Converted In A Downstairs Bedroom
- EPC Rating C & Council Tax Band E



The Location...

Nearest Stations ...

- North Harrow (0.2 miles)
- West Harrow (0.7 miles)
- Pinner (0.9 miles)



North Harrow is a suburban area of North West London, North Harrow & Pinner Train Station is a London Underground Station's are situated within walking distance. The station is on the Metropolitan Line between Harrow-on-the-Hill (southbound) and Pinner (northbound). The area is served well by local amenities including a post office, Tesco Express, a selection of restaurants, take-aways & cafés and independent specialist shops. There are many local schools in the area some of these include, Nower Hill school, St John Fisher Catholic Primary School, Longfield Primary School, Pinner Park Junior School and Vaughan Primary School.

