

The Glen

Eastcote • • HA5 2RX
Asking Price: £785,000



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est 1986

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Set in the heart of the Eastcote Park Estate is this two bedroom, one bathroom detached bungalow, on a quiet residential cul de sac. Features include no upper chain, off street parking, garage, potential to extend further, well presented private rear garden, and 1025 sq ft living accommodation.

Located in a quiet, sought-after area, the Glen is a charming residential street that forms part of the highly desirable Eastcote Park Estate. This picturesque location offers a perfect balance of tranquility and convenience, making it an ideal choice for downsizers, families and professionals alike.

Detached

Private Drive Way

Potential To Extend, With Loft Dormer

No Upper Chain

Walking Distance To Metropolitan / Piccadilly Line

Catchment Area For Excellent Schools

Walking Distance To Shops

Eastcote Park Estate

Situated In Quiet Area

1025 sq.ft

These particulars are intended as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page.





Description

The property starts off with a porch area, as you walk into the hallway to the right you have two large bedrooms, to the left of the hallway you are greeted with a bathroom and a separate toilet which leads into a fitted kitchen. Once at the back of the property you are greeted with a light filled living room that leads into a well maintained garden with ample space for outside activity.

outside

Externally, you'll find off street parking for multiple cars and a large, well-maintained garden, with lawn and greenery stretching out before you, providing a perfect spot for relaxing or entertaining on a sunny day.

Location

The Glen is situated within easy walking distance to both Eastcote and Pinner, two vibrant towns that boast a range of boutique shops, restaurants, coffee houses, and popular supermarkets. Commuters will appreciate the excellent transport links, including local bus routes and proximity to Pinner Station (Metropolitan Line) and Eastcote Station (Metropolitan and Piccadilly Lines), providing easy access to London and the surrounding areas.



The area is well-served by top-notch primary and secondary schools, ensuring that residents have access to high-quality education. Cannon Lane School, located just half a mile away, is a popular choice for local families. Additionally, the estate is close to various children's parks and playgrounds, as well as recreational facilities, providing ample opportunities for outdoor activities and community engagement.



Schools:

Cannon Lane Primary School 0.5 miles
Harlyn Primary School 0.8 miles
Bishop Ramsey Church of England School 0.6 miles



Train:

Eastcote Station 0.6 miles
Pinner Station 0.9 miles
Ruislip Manor Station 1.0 miles



Car:

M4, A40, M25, M40



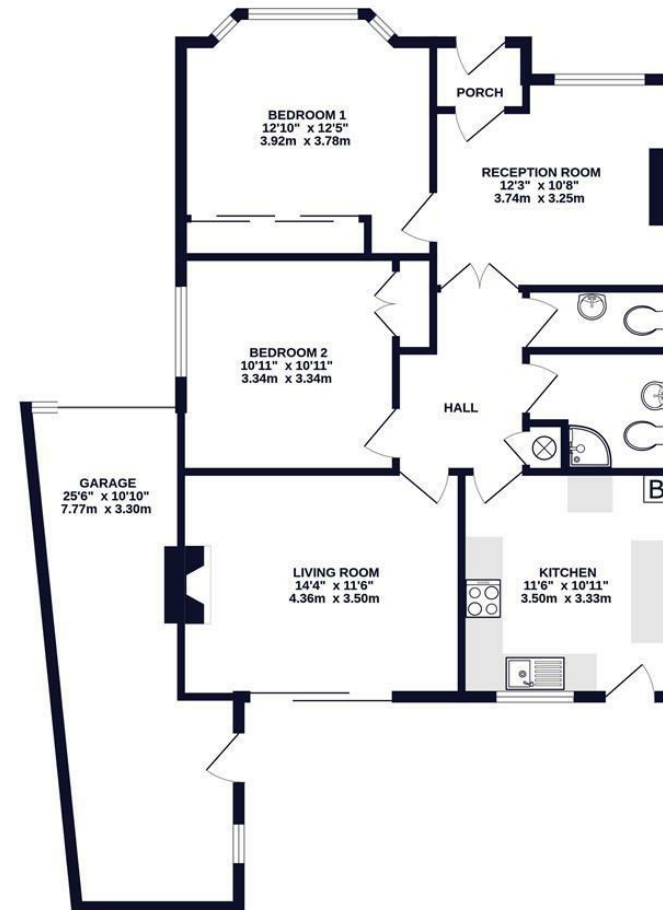
Council Tax Band:

F

(Distances are straight line measurements from centre of postcode)



GROUND FLOOR
1025 sq.ft. (95.2 sq.m.) approx.



TOTAL FLOOR AREA : 1025 sq.ft. (95.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Current	Target
Very energy efficient - lower running costs	A		
Energy efficient - lower running costs	B		
Decent energy efficiency - lower running costs	C		
Some energy efficiency - lower running costs	D		
Not very energy efficient - higher running costs	E		
Very poor energy efficiency - higher running costs	F		
Least energy efficient - higher running costs	G		
		48	86
England & Wales		03 October 2022/01/2023	

Important Notice: 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 or representation of fact, but must satisfy themselves by inspection or otherwise has the authority to make or give any representation or warranty in respect of the property.