

Bouverie Road

Harrow • • HA1 4HD
Offers In Excess Of: £600,000



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est 1986

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Presenting an exceptional opportunity in a prime location, this pristine 4-bedroom house spans three levels and features generously sized bedrooms and a charming private garden. Conveniently located near 'ofsted outstanding rated' Primary and Secondary schools and central Harrow. Residents can enjoy a diverse array of shops, bars, and restaurants just moments away. Both West Harrow Underground and Harrow on the Hill Station are easily accessible, ensuring effortless transportation options.

Terrace House

Four Bedrooms

Excellent Condition

One Bathroom

Fitted Kitchen

Large Reception Room

Private Garden & Outbuilding

Near 'Ofsted Outstanding Rated' Schools

Moments From West Harrow Station

Approx Area: 1356 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

Upon entering this charming property, you'll be greeted by an inviting entrance porch and a bright hallway that sets the tone for the rest of the home. You'll find a spacious through reception room that seamlessly flows into a lovely private garden, perfect for outdoor relaxation. Storage options enhance functionality, with a convenient space tucked under the stairs.

The ground floor also boasts a modern fitted kitchen, complete with all necessary appliances and its own door leading to the garden.

As you make your way upstairs, you'll discover two generous double bedrooms, each featuring fitted wardrobes to maximize storage space. Additionally, the first floor includes a cozy single bedroom and a family bathroom, catering to all your needs.

The master bedroom is located in the loft conversion, offering a peaceful retreat. It comes equipped with fitted wardrobes and eaves storage, combining style and practicality in a spacious setting. This property truly offers a perfect blend of comfort and modern living.

Outside

The exterior of this property features a charming front patio garden, providing an inviting entrance. At the rear, you'll find a delightful private garden that boasts a lush lawn and a beautifully paved patio area—ideal for entertaining or enjoying a peaceful afternoon outdoors. Additionally, a versatile outbuilding offers ample storage or the perfect space for a home office, enhancing both functionality and convenience.

Location

This well-preserved four-bedroom family home is perfectly situated just moments from West Harrow Metropolitan Line station. Its prime location offers convenient access to Harrow Town Centre, featuring a variety of shopping centers and the Vue Cinema complex.

The home is also in close proximity to North Harrow and Rayners Lane stations, ensuring excellent transport links. The amenities and schools in the Harrow area are easily reachable, along with the tranquil greens of West Harrow Recreation Ground. Furthermore, the property lies within the catchment area for reputable 'ofsted outstanding rated' Primary and Secondary schools, including Whitmore High School and Vaughan Primary School. This charming residence is well-positioned for both comfort and convenience, making it an excellent choice for family living.



Schools:

Vaughan Primary School 0.2 miles
Whitmore High School 0.3 miles
Grange Primary School 0.5 miles



Train:

West Harrow Station 0.1 miles
North Harrow Station 0.6 miles
Harrow-on-the-Hill Station 0.8 miles



Car:

M4, A40, M25, M40



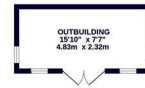
Council Tax Band:

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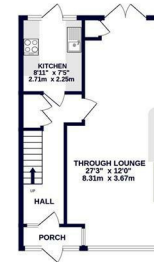
(Distances are straight line measurements from centre of postcode)



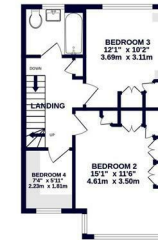
OUTBUILDING
121 sq.ft. (11.2 sq.m.) approx.



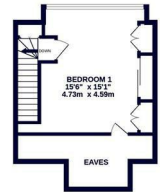
GROUND FLOOR
466 sq.ft. (43.2 sq.m.) approx.



1ST FLOOR
451 sq.ft. (41.7 sq.m.) approx.



2ND FLOOR
318 sq.ft. (29.6 sq.m.) approx.

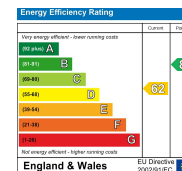


TOTAL FLOOR AREA : 1356 sq.ft. (126.0 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan 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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