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Maycroft, Pinner, HA5 3UB
£525,000





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- Two Bedrooms
- Driveway
- No Upper Chain
- Separate W/C
- Sought After Location
- Detached
- In Need of Modernisation
- Bathroom
- Scope to Extend Further STPP
- EPC Rating - D

Description

The ground floor accommodation comprises a hallway with a built in cupboard and access to a fitted kitchen, reception and a separate dining room/bedroom which opens onto the garden. To the first floor there are two double bedrooms and a bathroom. Outside, the property has private front driveway and rear gardens with lawns, a patio area and two storage sheds.

Situation

Situated on a tree-lined road in a popular location. Pinner enjoys a variety of boutique shops, restaurants, coffee houses and popular supermarkets. Transport facilities include local bus links and the Metropolitan Line at Pinner station or Northwood Hills, providing a fast and frequent service into the heart of Central London and beyond. The area is also well served for primary and secondary schooling, children's parks/playgrounds and recreational facilities.



Maycroft, Pinner, HA5
Approximate Area = 818 sq ft / 76.0 sq m
For identification only - Not to scale

CH = Ceiling Height

Garden
Extends To
20.30 x 66'7

Conservatory
3.52 x 2.68
11'7 x 8'10

Kitchen
3.49 min x
3.08 max
11'5 x 10'1

Bedroom
3.96 max x
3.44 max
13'0 x 11'3

Bedroom
3.50 max x
3.07 max
11'6 x 10'1

Reception Room
4.46 max x
3.62 max
14'8 x 11'11
CH
(8'2.63)

Extends To
9.62 x 31'7

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©Vizion Property Marketing 2024.
Produced for Allday & Miller.

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Map of Northwood Hills area showing the location of Joel Veterinary Clinic - Pinner. The map includes roads like Potter St, Pinner Rd, Lyndhurst Ave, Tolcarne Dr, and Chamberlain Way. A green pin marks the clinic's location near Pinner Rd and A404. Other landmarks include St Edmund's Church and Northwood Hills station.

Energy Efficiency Rating		
Very energy efficient - lower running costs 	Current	Potential
(92-plus) A		 87
(81-91) B		
(69-80) C		
(55-68) D	 60	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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

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