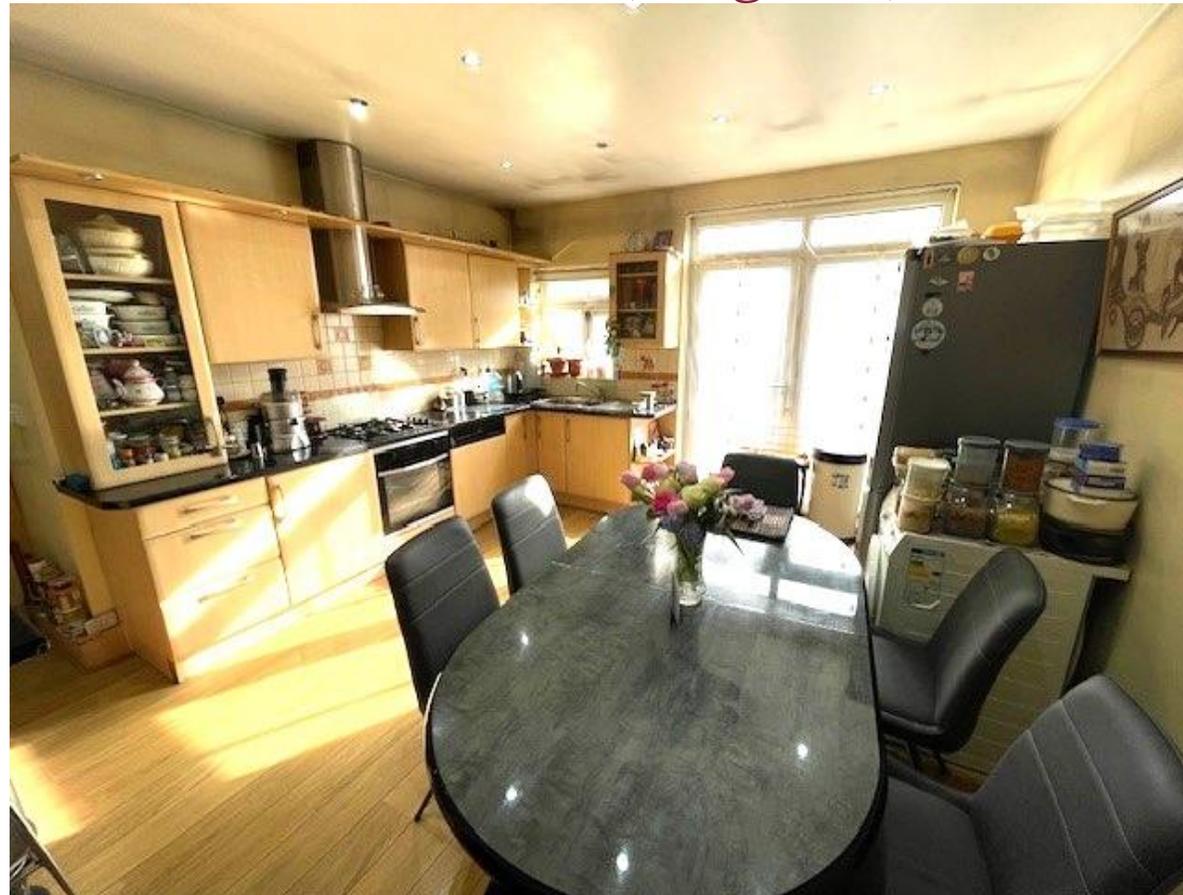




*ESTATE & LETTINGS AGENTS*

## Montrose Avenue, Edgware, HA8



**FOR SALE £550,000 Freehold**

Major Estates Harrow LTD ~ 77 High Street, Wealdstone, Harrow, HA3 5DQ  
T: 020 8424 8686 ~ E: [sales@majorestate.com](mailto:sales@majorestate.com) ~ [www.majorestate.com](http://www.majorestate.com)

Move into a lovely family home! Lovingly kept and well maintained with modern touches is this extended 3 bedroom semi detached house which comprises entrance hallway with 2 fitted storage cupboards, 25' through lounge with doors through to the extended kitchen/diner with utility area. Completing downstairs you have a modern shower/WC which also has plumbing for a washing machine. Upstairs you have 2 double bedrooms with fitted wardrobes and a single bedroom with fitted wardrobe. Completing the first floor is the family bathroom and separate WC. To the front you have own driveway with off street parking and to the rear is access to the garage via shared drive and paved garden area.

Located close to Burnt Oak/Colindale/Edgware with its underground stations, shops, restaurants and supermarkets all within a close distance of the property.

Chain free and viewing is advised.

- Hallway with 2 Storage Cupboards
- Downstairs Shower/WC
- Through Lounge Reception Room
- Extended Kitchen/Diner
- Utility Space
- 3 Bedrooms
- Fitted Wardrobes
- Family Bathroom
- Separate WC
- Driveway
- Off Street Parking
- Garage
- Paved Garden
- Close to Shops/Restaurants/Supermarkets
- Gas Central Heating
- Double Glazed Windows
- Good Condition
- Chain Free
- Viewing Advised



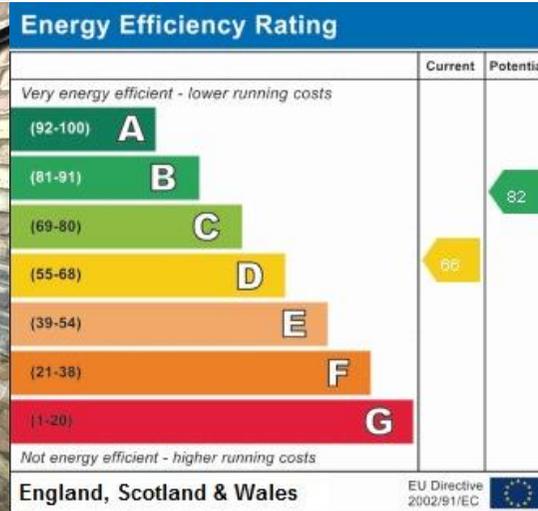
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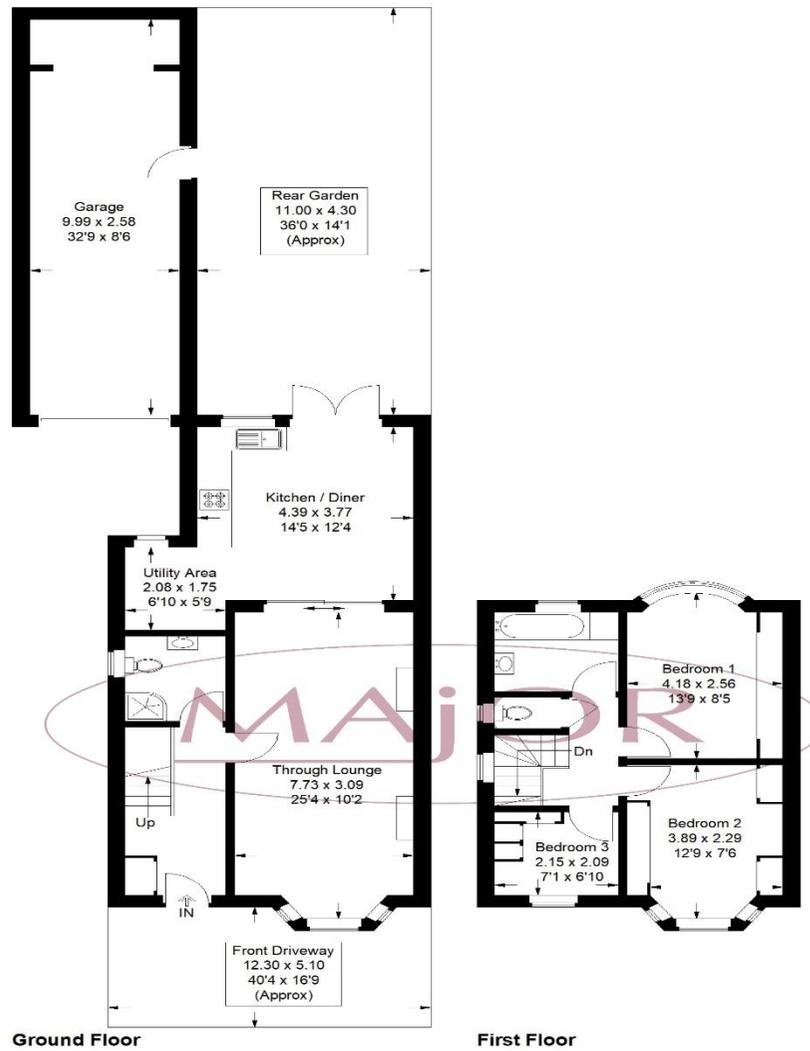


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Approximate Gross Internal Area  
 94.1 sq m / 1013 sq ft  
 Garage = 26.4 sq m / 284 sq ft  
 Total = 120.5 sq m / 1297 sq ft

Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID1051040)

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## **Disclaimer**

The property particulars are produced in good faith based upon information from the vendor and access for visual appraisal to provide a fair description of the property for the guidance of intending purchasers. These should not be construed as a contract or offer. All details and measurements are approximate and are only a general guide. Any intending purchasers should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. Please note, we have not tested the bathroom fittings, kitchen appliances, central heating or electrical systems. If there is any point which is of particular importance to you, we will be pleased to see if we can get more information. Life assurance may be required. Written quotations available.

## **Mortgages**

For a competitive, free, no obligation Mortgage quotation please contact our independent, in-house, whole of market FCA registered Mortgage adviser on 020 8424 8686. We deal with the whole market to find the appropriate residential or buy to let Mortgage deals according to your personal circumstances and subject to status.

Your home is at risk if you do not keep up repayments on a mortgage or other loans secured on it.

