



ESTATE & LETTINGS AGENTS

Highfield Avenue, London, NW9



FOR SALE £725,000 Freehold

Major Estates Harrow LTD ~ 77 High Street, Wealdstone, Harrow, HA3 5DQ
T: 020 8424 8686 ~ E: sales@majorestate.com ~ www.majorestate.com

Major Estates are delighted to present this spacious and beautifully finished five-bedroom family home, ideally located in a sought-after residential area.

This larger-than-average **semi-detached property** offers versatile living space across three floors and is perfect for growing families. The ground floor welcomes you with a warm and inviting entrance hallway, leading into a bright front reception room, a spacious through lounge, and an **extended modern kitchen** with a separate utility room—ideal for everyday convenience and entertaining.

The **first floor** comprises three well-proportioned bedrooms and a stylish family bathroom. The property has been thoughtfully extended into the loft, creating two additional bedrooms and a contemporary second bathroom—perfect for guests or a growing family.

Externally, the home features a **driveway with off-street parking** to the front. To the rear, you'll find a unique, multi-level garden with a **lower-level patio, under area, a large garden shed**, and **access to a basement**—offering excellent storage or potential for further use. Additionally, the **garage has been converted into a fully enclosed storage space complete with a bathroom**, adding further practicality and flexibility to this exceptional home.

Located just moments from **Roe Green Park**, the property is within close proximity to **Kingsbury and Colindale Stations (Jubilee & Northern Lines)**, providing excellent transport links. Families will appreciate being in the catchment for several **Ofsted 'Outstanding' rated schools**, including **Roe Green Primary School** and **Kingsbury High School**.

This must-see home is a rare opportunity offering space, quality, and a prime location. Early viewings are highly recommended.



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Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	57 D	
39-54	E		
21-38	F		
1-20	G		



Ground Floor

First Floor

Approximate Gross Internal Area = 163.6 sq m / 1761 sq ft
(Including Garage)

Basement = 5.4 sq m / 58 sq ft

Shed = 19.8 sq m / 213 sq ft

Total = 188.8 sq m / 2032 sq ft

Illustration for identification purposes only, measurements are approximate,
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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.

