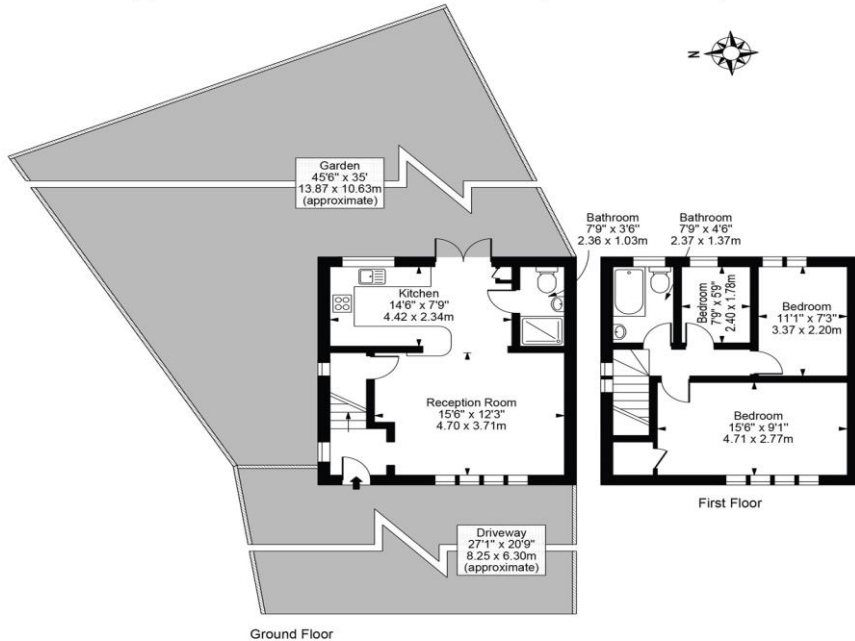




**Hyde Crescent, London, NW9 7EY**

## Hyde Crescent, NW9

Approx. Gross Internal Area 787 Sq Ft - 73.08 Sq M



Ground Floor

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

## welcome to Hyde Crescent, London,

- Three Bedrooms
- Modern Throughout
- Scope to Extend STPP
- Driveway
- Ready To Move In

Tenure: Freehold

EPC Rating: D

# £600,000



This delightful three-bedroom semi-detached house on Hyde Crescent in Colindale is the perfect family home, combining space, comfort, and convenience.

As you enter, you're welcomed by a bright and spacious living room that flows seamlessly into a separate dining area, ideal for family gatherings or entertaining guests. The modern kitchen is well-equipped with ample storage and high-quality appliances, providing everything you need for daily living.

Upstairs, the property boasts three well-proportioned bedrooms, each offering plenty of natural light and storage space. The family bathroom is tastefully decorated and includes modern fixtures.

Outside, the property features a private rear garden, perfect for outdoor dining or relaxing in the warmer months. Additionally, there is a driveway at the front, providing off-street parking.

Located in a quiet, residential area of Colindale, this home is within easy reach of local shops, schools, and parks.

Excellent transport links, including nearby Colindale Station, offer quick access to Central London, making this property ideal for commuters. This well-maintained home is ready to move into and offers an excellent opportunity to settle in a popular and convenient area.

[view this property online](https://www.barnardmarcus.co.uk/Property/NFY107739) barnardmarcus.co.uk/Property/NFY107739



Property Ref:

NFY107739 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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