



A FANTASTIC RESIDENCE IN EXCESS OF 3,400 SQ.FT ON THE PINNER HILL ESTATE

South View Road, Pinner Hill, HA5 3YD

ROBSONS

NO ONWARD CHAIN • APPROX. 0.53 ACRES
• 3,400 SQ.FT • ENTRANCE HALLWAY •
GUEST WC • THREE RECEPTION ROOMS •
CONSERVATORY • KITCHEN • THREE/FOUR
BEDROOMS • TWO BATHROOMS (ONE EN-
SUITE) • OFF-STREET PARKING • GARAGE •
AMPLE SCOPE TO EXTEND (STPP)

Description

A remarkable three / four bedroom character residence in excess of 3,400 sq.ft offering a fantastic opportunity for someone seeking a property they wish to renovate and make their own. Forming part of the exclusive Pinner Hill Estate, this grand property is available to the market for the first time in 60-years and occupies a plot of approximately 0.53 acres.

The ground floor comprises an entrance hallway with a guest WC, three generous reception rooms with one leading through to a conservatory, and a kitchen. To the first floor there is a principal bedroom with an en-suite bathroom, fitted wardrobes and dressing room. There is a second double bedroom that also benefits from a dressing room that could alternatively be made into an additional bedroom, and family bathroom. The second floor host a further bedroom and access to a large loft.





Externally there is a vast amount of grounds with a variety of shrubs and established tree's that with some maintenance and 'TLC', have the potential to create a stunning front & rear garden for the family to enjoy. In addition, beyond the current rear garden fencing, there is substantial land that forms part of the garden. To the front there is sizeable driveway allowing off-street parking and a garage.

Location

Approached via a private road on the exclusive Pinner Hill Estate which comprises 115 established and individual family dwellings and the highly regarded Pinner Hill Golf Club. Pinner, Northwood and Northwood Hills can be found equally close by offering an array of boutique shops, restaurants, coffee houses and popular supermarkets. Transport facilities include local bus links and the Metropolitan Line at Northwood, Northwood Hills and Pinner stations, providing a fast and frequent service into the heart of Central London and beyond.

The area is well served for state and private primary and secondary schools, including St. Johns School for boys which is adjacent to the estate.

Additional Information

Guide Price: Price on Application

Tenure: Freehold

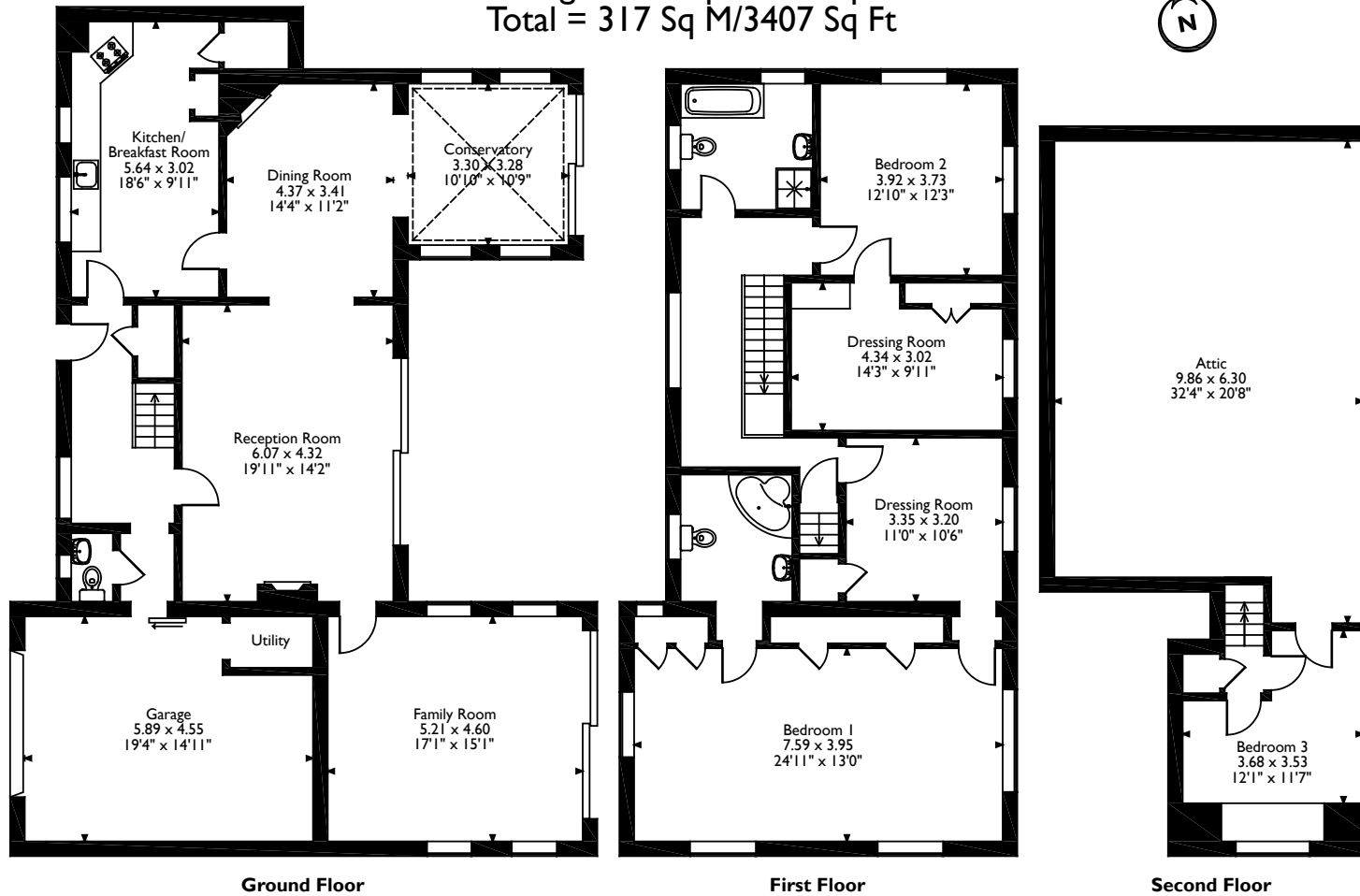
Local Authority: London Borough of Harrow

Council Tax: Band H

Energy Efficiency Rating: Band E



Pilgrims Wood, SouthView Road, Pinner
 Approximate Gross Internal Area
 Main House = 290 Sq M/3121 Sq Ft
 Garage = 27 Sq M/286 Sq Ft
 Total = 317 Sq M/3407 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.



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