



A 3 BEDROOM, 2 BATHROOM DETACHED PROPERTY IN THE HEART OF PINNER

Avenue Road, Pinner, HA5 3EZ

ROBSONS

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**ENTRANCE HALLWAY • DUAL ASPECT
RECEPTION ROOM • LARGE KITCHEN /
DINING / LIVING AREA • UTILITY ROOM •
THREE BEDROOMS • TWO BATH / SHOWER
ROOMS (ONE EN-SUITE) • ATTRACTIVE
GARDEN • OFF-STREET PARKING**

Description

An extended and very well presented, three-bedroom detached property situated in the heart of Pinner, just a few minutes' walk to local amenities and excellent transport links. This family home offers bright and modern interiors, with an attractive rear garden and off-street parking for multiple cars.

The ground floor comprises an entrance hallway, a dual aspect reception room, and a large kitchen/dining/living area with bi-folding doors opening out to the garden. The kitchen features an array of modern units providing ample storage space, with integrated appliances and a kitchen island / breakfast bar. In addition, there is an adjoining utility room offering further worktop space and storage.

Completing the ground floor is a double bedroom and a guest WC.





To the first floor there is a principal bedroom benefiting from fitted wardrobes and an en-suite, a further double bedroom with fitted wardrobes, and a luxury four-piece family bathroom.

The property boasts an attractive rear garden that is laid to lawn with a patio area that has a Pergola. Off-street parking is available to the front of the property via your own driveway.

Location

Avenue Road is just moments from Pinner High Street and a variety of shopping facilities, restaurants, coffee houses and popular supermarkets. For commuters, Pinner Underground Station is just a few minutes' walk away, with the Metropolitan Line providing a regular service into London. Local bus routes are also easily accessible on the high street.

The area is well served by primary and secondary schooling, including nearby West Lodge, Pinner Wood and Grimsdyke Primary Schools. There are plenty of local parks for you to enjoy, with Pinner Memorial Park close by.

Additional Information

Tenure: Freehold

Local Authority: London Borough of Harrow

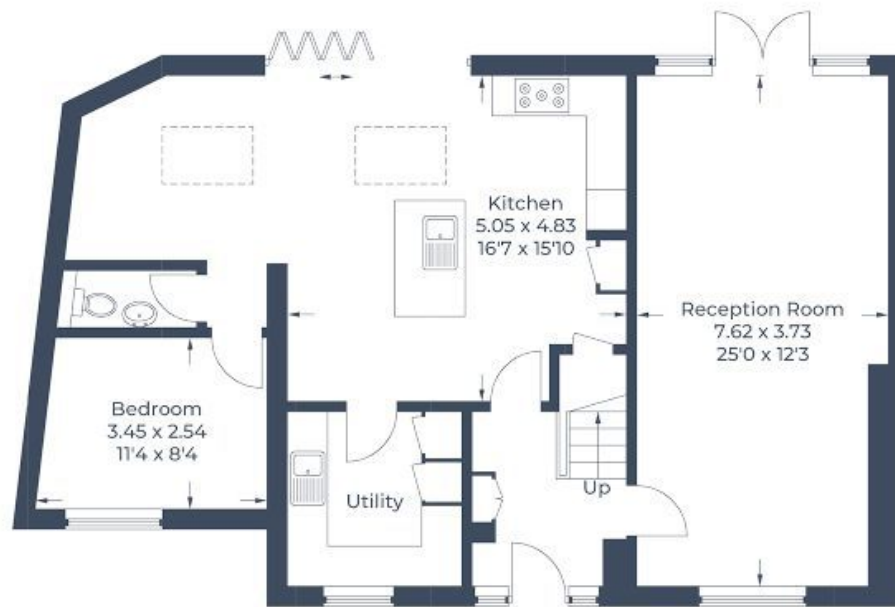
Council Tax Band: F

Energy Efficiency Rating: C

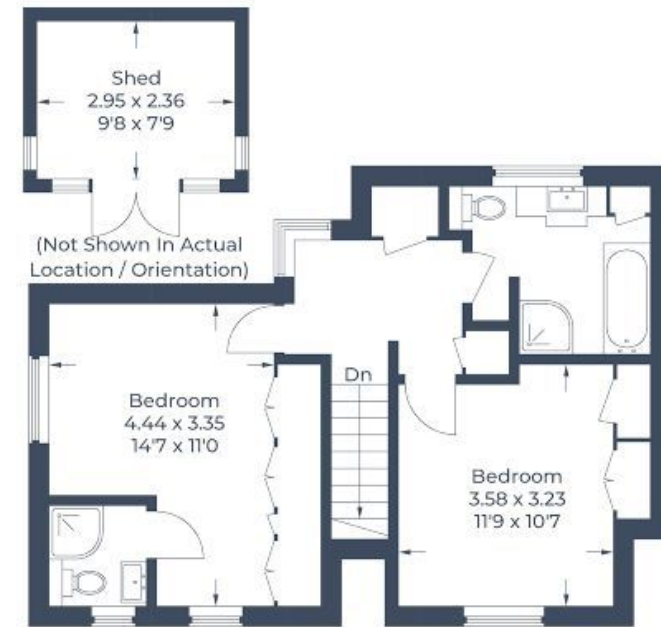
For additional information, please refer to www.robsonswb.com or call us on: 020 8866 8083.



Approximate Gross Internal Area
 Ground Floor = 89.2 sq m / 960 sq ft
 First Floor = 46.8 sq m / 504 sq ft
 Shed = 6.9 sq m / 74 sq ft
 Total = 142.9 sq m / 1,538 sq ft



Ground Floor



First Floor

Illustration for identification purposes only,
 measurements are approximate, not to scale.
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