



## A WELL PRESENTED FIVE BEDROOM DETACHED FAMILY HOME

Hillcrest Avenue, Pinner, HA5 1AJ

**ROBSONS**



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**DETACHED • FIVE BEDROOMS • SPACIOUS  
LIVING AREAS • REAR GARDEN WITH HOME  
OFFICE • DRIVEWAY PARKING • GARAGE •  
SOUGHT-AFTER LOCATION**

### Description

This charming five bedroom family home is located in a sought-after area, offering both space and comfort for modern family living.

The ground floor comprises a spacious hallway, dining room, living room, kitchen and a useful shower room with a w/c for convenience.

The first floor features four well-proportioned bedrooms, a family bathroom and a separate w/c.

The second floor offers an additional double bedroom, bathroom and a study.

The rear of the property boasts a landscaped garden with new fences either side and there is also the added benefit of a home office, offering an excellent space for remote work or hobbies.







To the front, you'll find driveway parking, with convenient access to the garage for additional storage space.

This home is flooded with plenty of light and offers a flexible layout that suits a variety of family needs. With its highly sought-after location and abundance of space, it presents an ideal opportunity for those looking to enjoy a spacious and well-connected family home.

### Location

Hillcrest Avenue is a peaceful tree-lined road just footsteps away from the highly sought-after West Lodge primary school and just moments away from Pinner amenities. Pinner offers a variety of shops, restaurants, coffee houses and popular supermarkets. Transport facilities include local bus links and the Metropolitan Line at Pinner tube station, providing a fast and frequent service into the heart of Central London and beyond. The area is well served for primary and secondary schooling, children's parks/playgrounds and recreational facilities.

### Additional Information

Tenure: Freehold

Local Authority: London Borough of Harrow

Council Tax Band: G

Energy Efficiency Rating: D

For additional information, please refer to [www.robsonsworld.com](http://www.robsonsworld.com) or call us on: 020 8866 8083.





Approximate Gross Internal Area  
 Ground Floor = 73.7 sq m / 793 sq ft  
 First Floor = 71.3 sq m / 767 sq ft  
 Second Floor = 38.8 sq m / 418 sq ft  
 Home Office / Garage = 33.7 sq m / 363 sq ft  
 Total = 217.5 sq m / 2,341 sq ft



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