



**AN EXTENDED FOUR/FIVE BEDROOM, THREE BATHROOM FAMILY HOME**

Elm Drive, North Harrow, HA2 7BY

**ROBSONS**



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**ENTRANCE HALLWAY • TWO RECEPTION ROOMS • KITCHEN / DINER • FOUR BEDROOMS • STUDY/FIFTH BEDROOM • THREE BATH/SHOWER ROOMS • WELL-MAINTAINED GARDEN • OFF-STREET PARKING • SCOPE TO FURTHER EXTEND (STPP)**

### Description

A well-presented four / five bedroom, three-bathroom extended family home featuring modern interiors throughout, with a generous rear garden, off-street parking for multiple cars, and further scope to extend (STPP).

Upon entering the property, there is a welcoming entrance hall with stairs to the first floor and understairs storage. Off the hallway is a fantastic open-plan living space comprising two reception rooms and a large kitchen/diner, with the addition of a separate utility room. The kitchen offers a variety of bespoke units providing plenty of storage space, with integrated appliances and a kitchen island. Completing the ground floor is a generous study / work space that can be utilised as a fifth bedroom, with an en-suite shower room.







To the first floor there are two double bedrooms, a third bedroom, and a three-piece family bathroom. The second floor hosts an additional double bedroom with an en-suite and access to eaves storage. Externally, there is a well-maintained garden that is part lawn and part patio, with off-street parking to the front via your own driveway.

### Location

Elm Drive is located off Imperial Drive, just a short walk from North Harrow's amenities and the Metropolitan Line Station. Rayners Lane, Pinner and Eastcote can all be found close by, as can Harrow Town Centre for more extensive shopping. The area is well served by primary and secondary schooling, Vaughn and Longfield Primary Schools.

### Additional Information

Tenure: Freehold

Local Authority: London Borough of Harrow

Council Tax Band: E

Energy Efficiency Rating: D

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





Approximate Gross Internal Area  
 Ground Floor = 87.6 sq m / 943 sq ft  
 First Floor = 44.0 sq m / 474 sq ft  
 Second Floor = 16.2 sq m / 174 sq ft  
 Total = 147.8 sq m / 1,591 sq ft  
 (Excluding Eaves)



**Ground Floor**



**First Floor**



**Second Floor**

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