



AN ATTRACTIVE 3 BEDROOM HOME WITH SCOPE TO FURTHER EXTEND (STPP)

Anglesmede Way, Pinner, HA5 5SS

ROBSONS

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**ENTRANCE PORCH & HALLWAY • GUEST WC •
THROUGH RECEPTION ROOM • MODERN
KITCHEN WITH BREAKFAST ROOM • THREE
BEDROOMS • LUXURY FAMILY SHOWER
ROOM • SIZEABLE REAR GARDEN •
OFF-STREET PARKING • SCOPE TO FURTHER
EXTEND (STPP)**

Description

A bright and well-appointed three-bedroom family home, with modern interiors throughout and a sizeable rear garden, situated within a peaceful cul-de-sac close to a choice of local amenities and schools. The property offers further scope to extend (STPP).

The ground floor comprises an entrance porch opening through to a generous hallway with stairs to the first floor and a guest WC. Off the hallway is a large, double-length reception room with access to the garden, and a modern fitted kitchen with an adjoining breakfast room. To the first floor there are two good-sized double bedrooms with fitted wardrobes, a further bedroom, and a luxury family shower room with a separate WC.





Externally, this family home benefits from a sizeable rear garden that is mainly laid to lawn, with a patio area and shrub borders. Off-street parking is available to the front of the property via your own driveway.

Location

Anglesmede Way is situated off Anglesmede Crescent, just a short distance from both Pinner and Hatch End high streets, which both offer a variety of boutique shops, restaurants, coffee houses and popular supermarkets. For commuters, the Metropolitan Line is accessible at nearby Pinner Station, with the Overground available at either Headstone Lane or Hatch End Station. There is also easy access to local bus routes.

The area is well served by primary and secondary schools, including the highly regarded Nower Hill Secondary School, Pinner Park Primary, Grimsdyke Primary, Pinner Wood Primary and St John Fisher Primary School, all 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 = 65.6 sq m / 706 sq ft
 First Floor = 56.7 sq m / 610 sq ft
 Total = 122.3 sq m / 1,316 sq ft

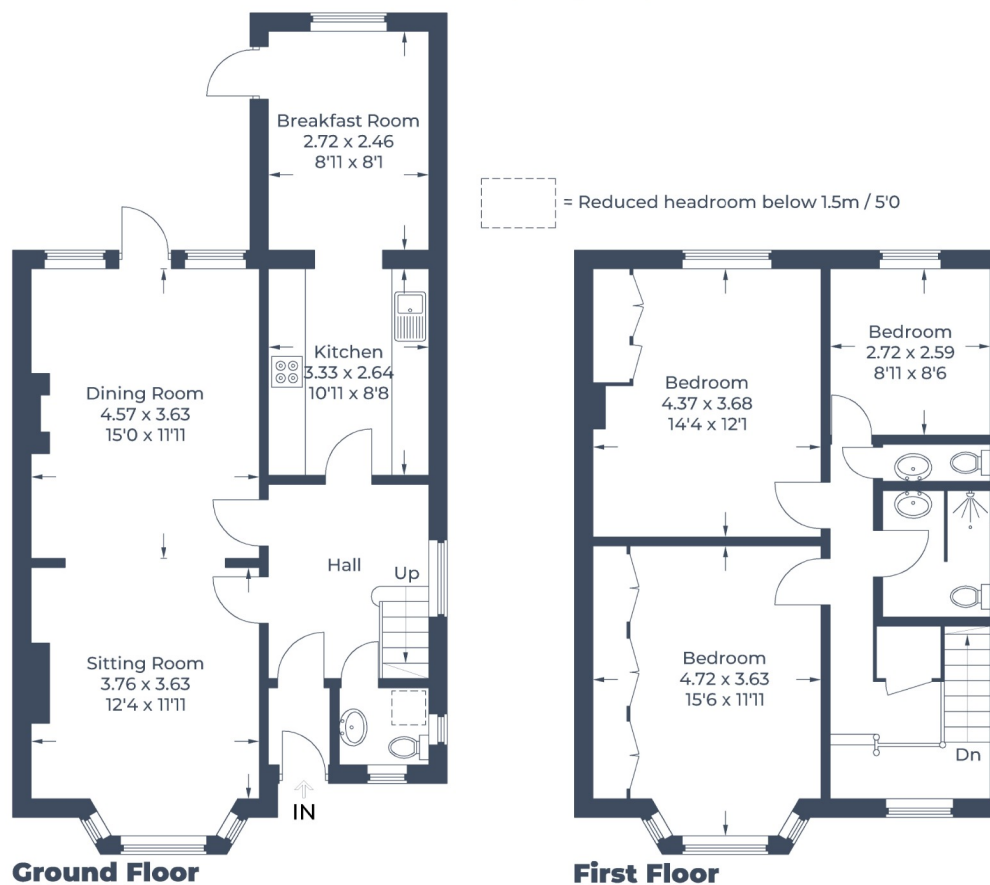


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