



Albury Drive, Pinner, HA5 3RF  
£800,000





NO UPPER CHAIN. This charming 3-bedroom home offers a perfect blend of comfort and functionality. As you step inside, you're greeted by a bright and spacious hallway, leading to the living area that creates an inviting atmosphere for both relaxation and entertainment. The modern kitchen is equipped with sleek appliances and ample counter space, making it a chef's delight. Each of the three bedrooms are generously sized, providing plenty of room for rest and privacy. The master bedroom features built-in wardrobes, offering added convenience and luxury. A well-maintained backyard provides an ideal space for outdoor activities or peaceful evenings. There is also ample storage space from the garage. Albury Drive is conveniently situated near both Hatch End and Pinner High Streets, offering a range of shops, restaurants, cafés, and supermarkets. Commuters benefit from the Overground at Hatch End Station with direct links to London Euston, while Pinner Station provides access to the Metropolitan Line. Local bus services are also close by. The area is well supported by quality primary and secondary schools, including Pinner Wood and Grimsdyke Primary, along with various parks, playgrounds, and leisure facilities for families.





## ENTRANCE HALL

Front aspect double glazed part frosted entrance door, radiator, under stair storage cupboard x2, doors to:

## LIVING ROOM

Front aspect double glazed window, coved ceiling, radiator x2, storage cupboard, decorative fireplace, doors to:

## OFFICE/BEDROOM FOUR

Rear aspect double glazed doors, coved ceiling, radiator, door to:

## KITCHEN DINER

Dual aspect double glazed windows, downlighting, part tiled walls, tiled floors, radiator x2, a range of base and eye level units, integrated dishwasher, fridge, freezer, induction hob and oven, door to:

## UTILITY ROOM

Rear aspect double glazed door and window, coved ceiling, part tiled walls, tiled floors, radiator, wall mounted boiler, a range of base and eye level units, space for washing machine and tumble dryer, leading to:

## GARAGE

Power and lighting, double doors.

## LANDING

Front aspect double glazed frosted window, radiator, loft hatch, storage cupboard for water tank, doors to:

## MASTER BEDROOM

Rear aspect double glazed window, coved ceiling, radiator, fitted wardrobe.

## BEDROOM TWO

Front aspect double glazed window, coved ceiling, radiator, fitted wardrobe, storage cupboard.

## BEDROOM THREE

Rear aspect double glazed window, coved ceiling, radiator.

## BATHROOM

Side aspect double glazed

windows, downlighting, tiled walls and flooring, heated towel rail, panel enclosed bath with mixer taps and shower attachment, pedestal wash hand basin, low level wc, bidet.

## GARDEN

Patio area, mainly laid to lawn, panel enclosed fencing.

## COUNCIL TAX

London Borough of Harrow- Band F - £3,460.69

N.B. WE RECOMMEND YOUR SOLICITOR VERIFIES THIS BEFORE EXCHANGE OF CONTRACTS.

## DISTANCE TO STATIONS

Pinner (0.5 miles) - Metropolitan  
Hatch End (1.5 miles) -  
Overground



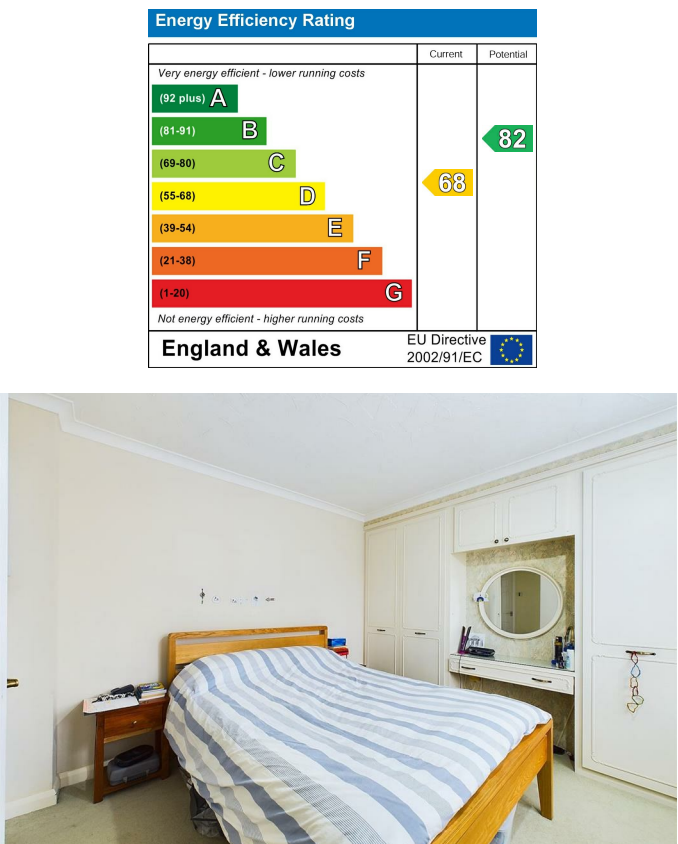
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