

Beatrice Close

Pinner • Middlesex • HA5 2QB
Offers In Excess Of: £500,000



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This four bedroom end of terraced family home will impress those seeking style and a perfect location. The accommodation is presented in a good condition throughout, perfect for a growing family or first time buyers looking to secure a beautiful first home.

Four bedrooms

End of terrace

Garage

Off street parking

Well maintained and neatly presented

Family bathroom

Walking distance to Northwood Hill Station

Private rear garden

New roof installed

1158 sq.ft

These particulars are intended as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page.





SITUATION

Beatrice Close is a peaceful residential road situated in a popular location just off Joel Street being only moments to both Pinner and Northwood Hills High Street. These High Streets benefit from an array of restaurants, shops, cafés and bars. The Metropolitan Line can be accessed from Northwood Hills Station which is approximately a 8 minute walk, this line commutes into the heart of Central London within approx. 30 minutes. There is also bus access outside of the property taking you to Eastcote station within 10 minutes. Harlyn Primary School and Haydon Secondary School can also both be found just moments from this property. This home offers a fantastic opportunity to be both private and convenient in the hub of Northwood Hills and Pinner.

DESCRIPTION

This impressive four-bedroom home is perfect for those seeking both space and style, with plenty of potential to personalise and make it your own. The property benefits from a brand-new certified roof, loft insulation and new guttering, adding to its appeal. A new electrical consumer unit has been added and certified. The layout spans two floors, beginning with an office/study on the ground floor, which could easily serve as an additional fifth bedroom if needed. The modern kitchen sits to the right, leading into a welcoming dining area. At the rear of the home, the spacious living room opens through doors into a private garden. A convenient downstairs cloakroom/WC completes this level. Upstairs, the property offers four bedrooms, including three generous doubles, and a family bathroom. With a large living space and a fantastic location, this home is ideal for growing families or first-time buyers looking for a property to make their own.

OUTSIDE

The property is surrounded by well maintained communal grounds and benefits from private off street parking, in front of the garage and a low maintenance rear garden. The garage offers potential for extension, with neighbouring properties having already undertaken similar developments.



Schools:

Haydon School (0.2 miles)
 Harlyn Primary School (0.4 miles)
 Northwood School (0.6 miles)



Train:

Northwood Hills (0.4 miles)
 Northwood (1.2 miles)
 Pinner (1.5 miles)



Car:

M4, A40, M25, M40



Council Tax Band:

D

(Distances are straight line measurements from centre of postcode)



GROUND FLOOR
 706 sq.ft. (65.6 sq.m.) approx.



1ST FLOOR
 452 sq.ft. (42.0 sq.m.) approx.



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TOTAL FLOOR AREA: 1158 sq.ft. (107.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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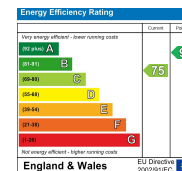
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