

***NORTHUMBERLAND ROAD, NORTH HARROW***



***Three Bedroom Detached House***

***Guide Price 800,000***

## *Description*

Robertson Phillips are delighted to be able to offer for sale this three bedroom detached house with a detached side garage occupying a bold corner plot providing ample scope for extensions or redevelopment (stpp). Houses like this are rarely available and as such we anticipate generous interest. Well positioned for shopping and transport facilities the house required modernisation and is a fantastic blank canvas for someone to put their own mark on. Offered with No Upper Chain, viewing comes highly advised.



**Location:** Location: The property is a five minute walk to the North Harrow underground station providing access to Baker Street in under thirty minutes. It also benefits from close proximity to local restaurants, shopping facilities and parks. The property backs onto Yeading brook, providing quick access to green space and a lovely walking path. The property falls into the catchment areas of Longfield, St Johns Fisher and Vaughan Primary Schools and Nower Hill High School.





- *Three bedroom detached house with detached garage*
- *Bold corner plot providing scope to extend/redevelop (stpp)*
- *No Upper Chain*
- *Well positioned for shopping and transport facilities*
- *In need of modernisation*
- *Early viewing advised*



#### Additional Information

TENURE: FREEHOLD

LOCAL AUTHORITY: LONDON BOROUGH OF HARROW

ENERGY EFFICIENCY RATING: TBC



Total area: approx. 118.1 sq. metres (1271.1 sq. feet)



We have not sought to verify the legal title of the property, the existence of planning permissions and/or building regulation approvals and have been unable to check the working condition of any services or appliances.

**Property layouts are for general guidance and are not drawn exactly to scale. Measurements are taken at the widest points and bays, alcoves, wardrobes etc. may not be shown.**