

HILLFIELD CLOSE, NORTH HARROW



Three Bedroom Semi Detached House

Guide Price £750,000

Description

Robertson Phillips are delighted to present this three bedroom semi detached house on a rarely available road onto the market. Sitting in a quiet cul-de-sac, the property although in need of updating offers excellent scope to extend to the side, rear and into the loft. You also have an own driveway and a garage to the side. Comprising of; entrance hallway, front reception room, dining room and kitchen on the ground floor. The first floor has three bedrooms and a bathroom with separate w.c. Added benefits include a good sized rear garden and No Upper Chain. Viewing comes highly advised



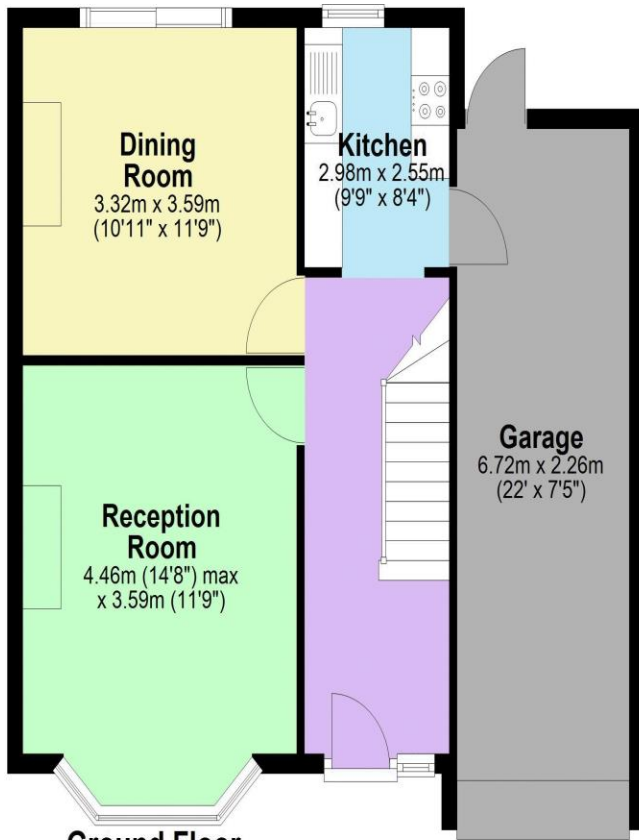


- *Three bedroom semi detached house in need of updating*
- *Cul-de-sac within easy reach of facilities*
- *Garage with its own driveway*
- *No Upper Chain, Viewing advised*
- *Rarely available within this location*
- *Ample scope to extend to the side , rear and into the loft*
- *Two reception rooms*

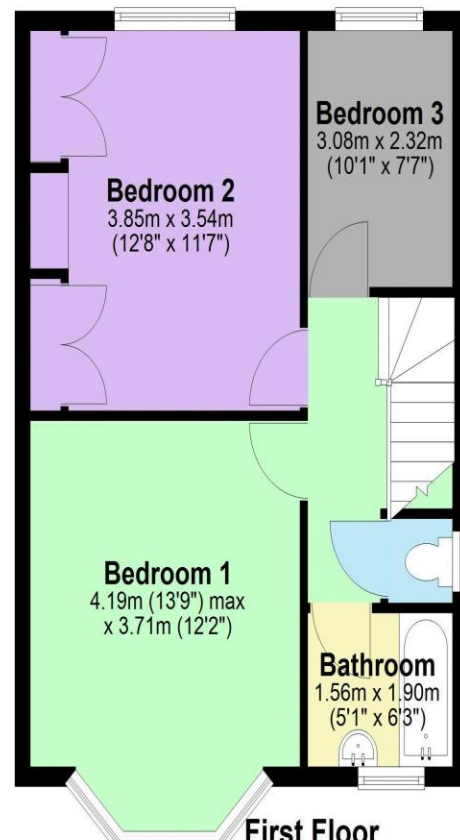


Additional Information

TENURE: FREEHOLD
LOCAL AUTHORITY: LONDON BOROUGH OF HARROW
ENERGY EFFICIENCY RATING: D



Approx. 57.8 sq. metres (621.6 sq. feet)



Approx. 41.7 sq. metres (449.1 sq. feet)

Total area: approx. 99.5 sq. metres (1070.7 sq. feet)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C		
55-68	D	61 D	
39-54	E		
21-38	F		
1-20	G		



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.