

# Rayners Lane

Harrow • Middlesex • HA2 0UQ  
Offers In Excess Of: £550,000



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# Rayners Lane

Harrow • Middlesex • HA2 0UQ

Nestled in the heart of South Harrow, this delightful three-bedroom terraced house presents an excellent opportunity for families, first-time buyers, or investors seeking a well-located home in South Harrow. Offering approximately 944 sq ft (87.7 sq m) of internal living space, this property provides a comfortable and versatile layout, perfect for modern living.

TERRACED HOUSE

THREE BEDROOMS

TWO RECEPTION ROOMS

FAMILY BATHROOM

OFF STREET PARKING

GARAGE

EXTENDED TO THE REAR

PRIVATE GARDEN

WALKING DISTANCE TO LOCAL SCHOOLS

1,109 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.







### Description

Upon entering the house, you are welcomed into a spacious and inviting hallway that leads to the reception room, ideal for relaxing with family or entertaining guests. A second reception room, positioned towards the rear of the property, offers additional living space and could be used as a formal lounge, playroom, or home office, depending on your needs. The ground floor further benefits from a well-sized dining room, which flows seamlessly into a fully fitted kitchen. With ample worktop space and storage, the kitchen is both practical and functional, making meal preparation an enjoyable experience. The first floor accommodates three well-proportioned bedrooms. The principal bedroom is bright and spacious, with generous dimensions that allow for various furnishing options. The second bedroom is equally well-sized, offering plenty of space for a double bed and additional furniture. The third bedroom, though smaller, is ideal as a child's room, study, or nursery. A modern family bathroom, complete with a bathtub and contemporary fittings, serves all three bedrooms.

### Outside

A key highlight of this property is the private rear garden, which extends approximately 49'10 ft x 17'4 ft. This outdoor space is perfect for summer gatherings, gardening enthusiasts, or simply unwinding in a tranquil setting. At the rear of the garden, a detached garage measuring 20'8 ft x 8' ft provides secure off-street parking or additional storage space. The front of the property includes a paved driveway for off street parking.

### Location

The location of this home is highly desirable, with South Harrow Underground Station (Piccadilly Line) and Rayners Lane (Metropolitan & Piccadilly Lines) just a short walk away, offering quick and easy access to Central London. The area is well-served by excellent schools, parks, and local amenities, making it an attractive choice for families and professionals alike.



### Schools:

Whitmore High School - 0.6 Miles  
 Roxborne Primary School - 1.2 Miles  
 Rayners Lane Montessori Nursery & Pre School - 0.3 Miles



### Train:

South Harrow - 0.6 Miles  
 Rayners Lane - 0.8 Miles  
 Northolt Park - 0.9 Miles



### Car:

M4, A40, M25, M40



### Council Tax Band:

D

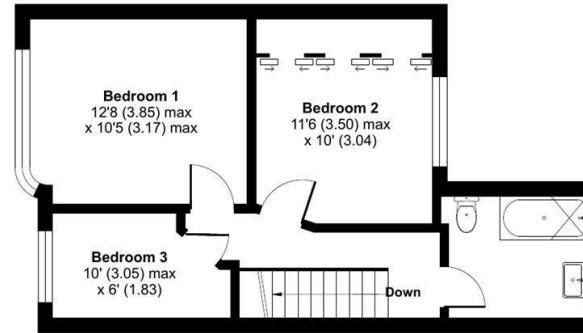
(Distances are straight line measurements from centre of postcode)



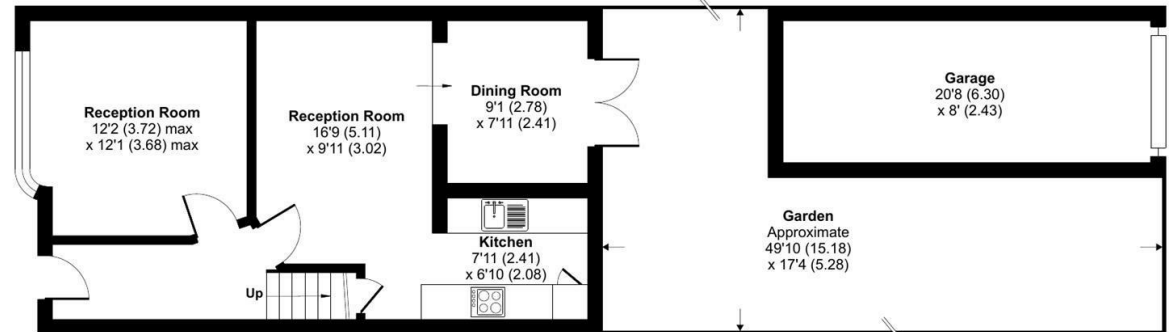
## Rayners Lane, Harrow, HA2

Approximate Area = 944 sq ft / 87.7 sq m  
 Garage = 165 sq ft / 15.3 sq m  
 Total = 1109 sq ft / 103 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2025. Produced for Coopers. REF: 1265976

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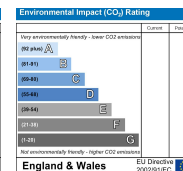
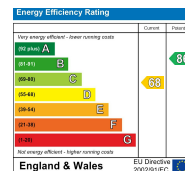
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