



Chartley Avenue, Stanmore HA7 3RB

Asking Price £650,000

A bright and spacious TWO BEDROOM, TWO RECEPTION ROOM SEMI DETACHED CHALET BUNGALOW situated on a sought after residential road, conveniently located for the shopping and transport facilities at both Stanmore Broadway and Harrow Weald. The property is being offered in good decorative order and benefits from: Replacement Double Glazed Windows, Gas Fired Heating To Radiators, Lounge, Dining Room, Fully Fitted Kitchen, Two Bedrooms, Bathroom, Secluded Rear Garden, Single Garage Approached Via Shared Driveway With Off Street Parking.

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Exterior:



Lounge/Dining Room:



Entrance Hall:



Lounge/Dining Room:



Lounge/Dining Room:



Lounge/Dining Room:



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Kitchen:



Bedroom Two:



Bedroom One:



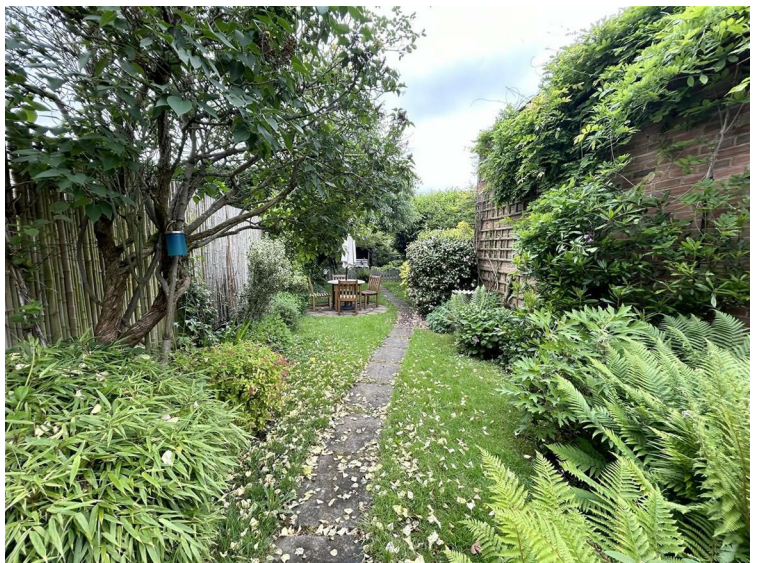
Bathroom:



Bedroom One:



Garden:



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Tenure:

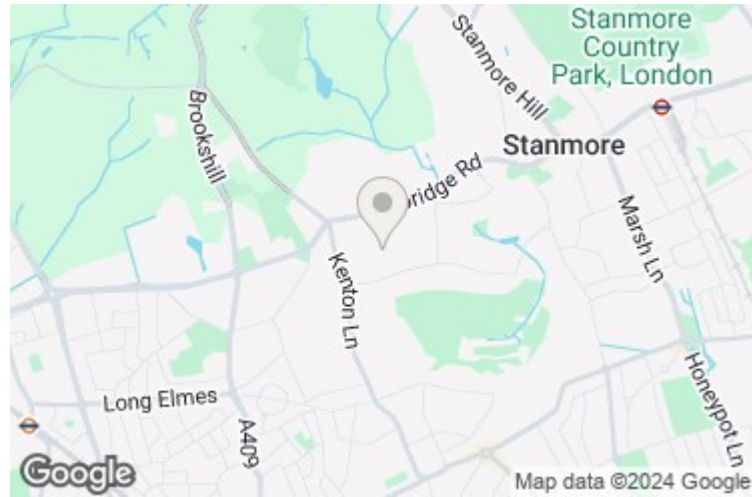
This is a freehold property.

Council Tax Band E £2,794 per annum.

As always buyers are advised to gain verification from their surveyor/solicitor during the conveyancing process.

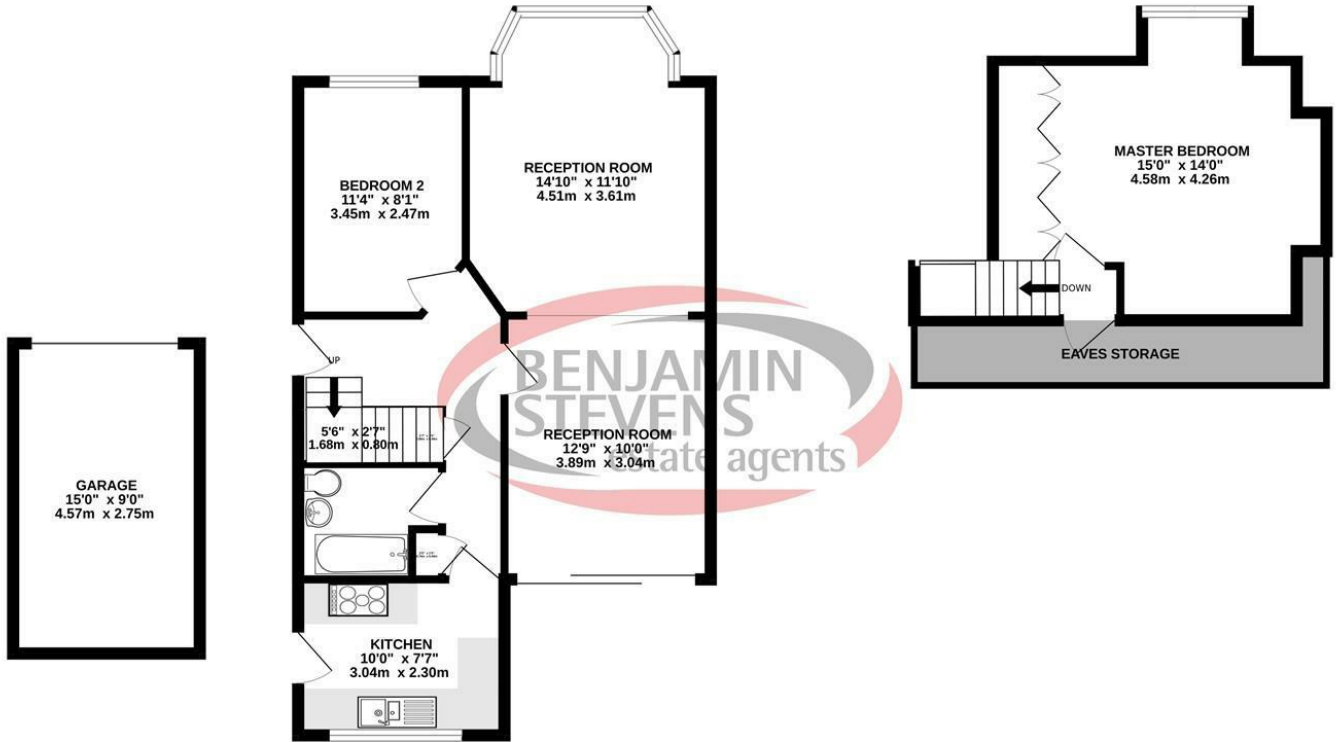
Disclaimer:

While every care and effort has been made to ensure these details are correct their accuracy cannot be guaranteed and so should not form part of any contract.



GROUND FLOOR
719 sq.ft. (66.8 sq.m.) approx.

1ST FLOOR
217 sq.ft. (20.2 sq.m.) approx.



TOTAL FLOOR AREA : 936 sq.ft. (86.9 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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Energy Efficiency Rating		Current	Potential	Environmental Impact (CO ₂) Rating		Current	Potential
Very energy efficient - lower running costs				Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A				(92 plus) A			
(81-91) B				(81-91) B			
(69-80) C				(69-80) C			
(55-68) D				(55-68) D			
(39-54) E				(39-54) E			
(21-38) F				(21-38) F			
(1-20) G				(1-20) G			
Not energy efficient - higher running costs				Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	83	England & Wales		EU Directive 2002/91/EC	55



Edgware Office- 194 Station Road, Edgware, HA8 7AT. Tel: 020 8958 1118
 Bushey Heath Office- 59 High Road, Bushey, WD23 1EE. Tel: 020 8950 7777
www.benjaminstevens.co.uk