



**A CHARMING TWO BEDROOM END TERRACE HOME WITH A GENEROUS
60 FT APPROX. REAR GARDEN**

Waxwell Lane, Pinner, HA5 3EN

ROBSONS

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**END OF TERRACE • TWO DOUBLE BEDROOMS
• LIVING ROOM • FAMILY BATHROOM •
KITCHEN • 60' FT APPROX REAR GARDEN AND
PATIO • POWER AND LIGHTING TO REAR OF
GARDEN • WALKING DISTANCE TO THE HIGH
STREET AND PINNER STATION**

Description

Situated in a convenient residential location, this well-presented home offers bright and practical accommodation arranged over two floors, complemented by a well sized rear garden and on-street parking.

The front door opens into a welcoming reception room, featuring an attractive fireplace with fitted storage cupboards to either side, creating a cosy yet functional living space.

An inner hallway provides useful built-in storage and leads to the family bathroom, conveniently positioned to the middle of the property.

To the rear, the kitchen enjoys views over the garden and offers an excellent range of fitted cupboards, generous worktop space and room for appliances. A rear door provides direct access to the patio.





The first floor comprises two well-proportioned bedrooms, including a spacious principal bedroom and a second bedroom benefitting from built-in wardrobes.

To the rear, the property boasts an impressive approximately 60 ft garden, featuring a paved patio immediately outside the kitchen, perfect for al fresco dining. A pathway leads to a second patio area at the far end of the garden which comes complete with power and lighting, while mature trees and established borders provide privacy and a delightful backdrop throughout

Location

Pinner Village offers a wide choice of boutique shops, Coffee Houses, restaurants and 4 major supermarkets. Transport facilities include Bus Routes and The Metropolitan Line train station offering a frequent service to London Baker Street and beyond. Major motoways and Airport are also accessible. Schools, places of worship and recreational facilities are also well catered for.

Additional Information

Tenure: Freehold

Local Authority: London Borough of Harrow

Council Tax Band: D

Energy Efficiency Rating: TBC

For additional information, please refer to www.robsonsworld.com or call us on: 020 8866 8083.



Approximate Gross Internal Area
Ground Floor = 27.8 sq m / 299 sq ft
First Floor = 23.2 sq m / 250 sq ft
Total = 51.0 sq m / 549 sq ft



Ground Floor



First Floor

Illustration for identification purposes only,
measurements are approximate, not to scale.
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SCAN TO VISIT



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