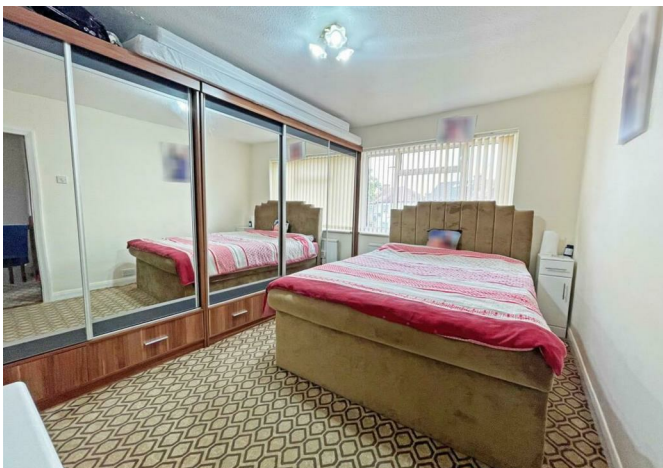


**ALLDAY  
& MILLER**



Kingshill Avenue, Northolt, UB5 6LF  
£535,000

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Kingshill Avenue, Northolt, UB5 6LF

**£535,000**

- Planning Permission Granted
- Extended 'A' Type Nash
- Large Private Rear Garden
- Large Through Lounge
- Good Condition Throughout
- Planning Reference: PP-14326870
- Driveway & Garage
- Potential To Extend STPP
- Great Connectivity To Nearby Schools & Amenities
- New Boiler

## Description

\*PLANNING PERMISSION GRANTED\* Available to the market this extended 'A' Type Nash Built, three bedroom home with great potential to extend (stpp), perfect for the growing family.

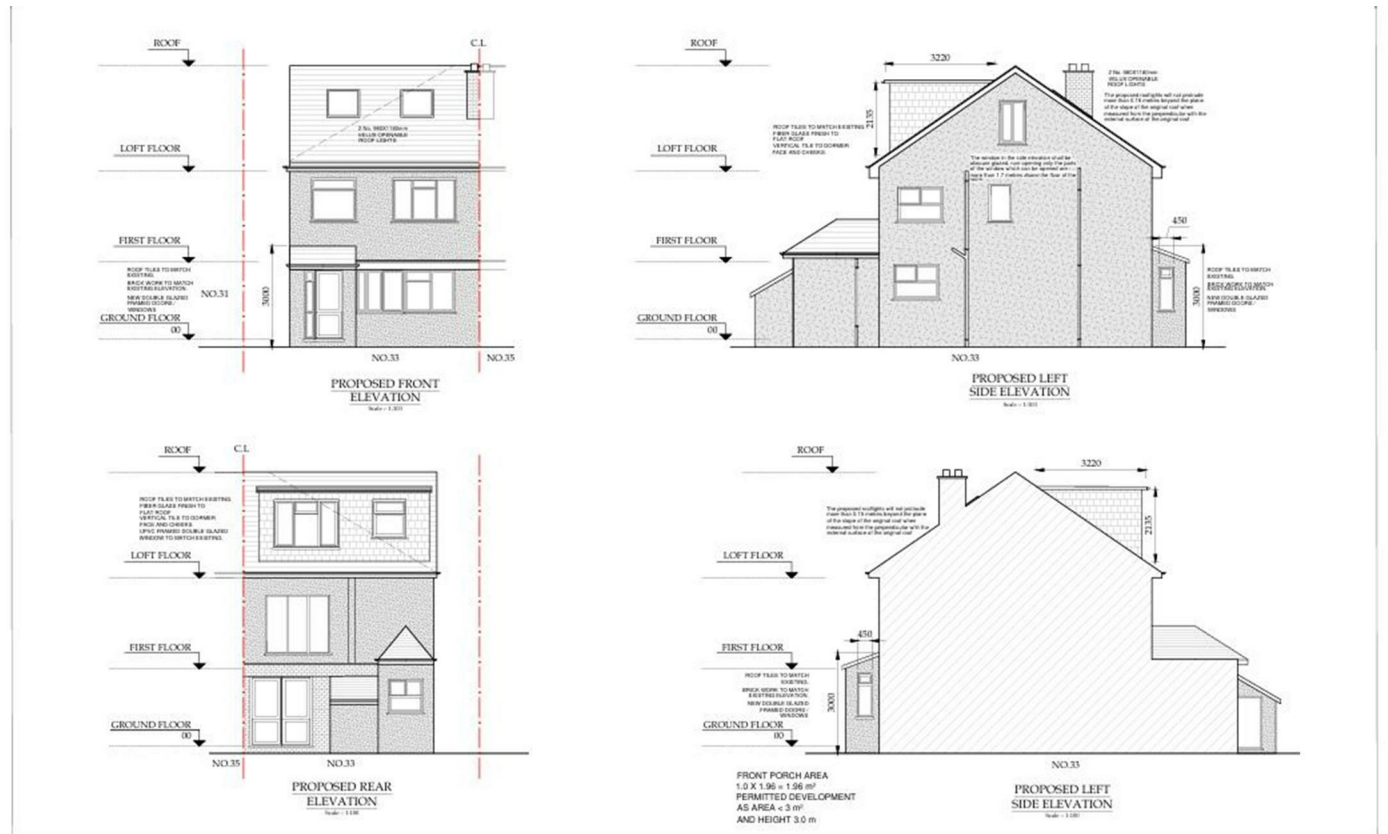
This spacious and convenient property presented to the market comprises of an inviting entrance hall, generously sized reception room filled with ample of natural lighting, a storage cupboard, fitted kitchen overlooking and providing access to the rear garden, completing the ground floor with a WC.

Rising to the first floor enjoys three bedrooms and a family bathroom.

The front of the accommodation benefits from a driveway space for off road parking with an additional shared driveway leading to the garage. To the rear a private secluded garden with a lawn and patio area, ideal for outside dining and entertainment.

## Situation

Kingshill Avenue a popular residential road close to a number of local amenities including the high street with its variety of local shops, cafes, bakery's and coffee shops. A number of highly regarded schools in the local area including St. Raphaels primary school and Northolt High School. Northolt Underground Station and Northolt Park Railway Station are both just a short distance away with its several bus and train links to central London and the surrounding.



EXTENDOPEDIA LTD ©

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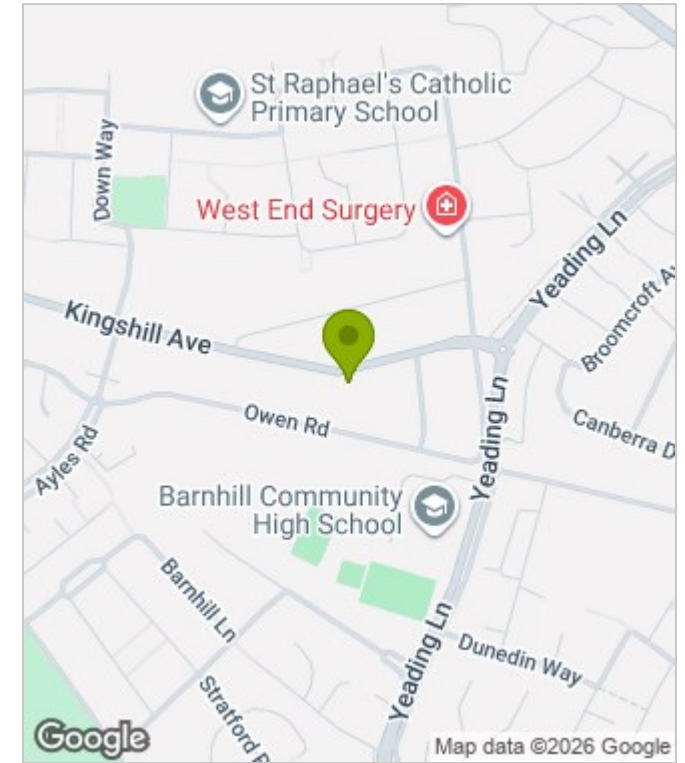
FILE NO	LOFT CONVERSION	DATE	11.10.2020	CHG BY	IB
PROJECT	33 KINGSHILL AVE NORTHOLT USSLF	TITLE	PROPOSED ELEVATION	REVISED BY	IB
ADDRESS		DATE		REVISED BY	
SCALE	1:100 (A3)	PROJECT	PROPOSED LDC	REVISED BY	
CLIENT	JOB/REF/EXT/03	REVISED BY		REVISED BY	
PROJECT	EX-3225-7 JOB-REM-EXT-03	REVISED BY		REVISED BY	
NOVA		REVISED BY		REVISED BY	



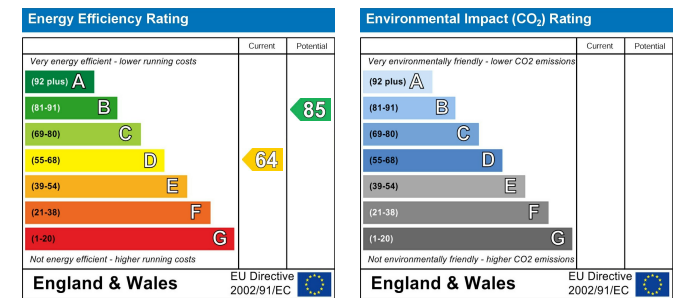
## Floor Plans



## Area Map



## Energy Performance Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.