



Reading Road, Northolt - UB5 4PJ
£500,000 | Freehold

 **LAWRENCE RAND**



Key Features & Description

- Three Bedrooms
- Driveway
- Semi Detached
- Chain Free

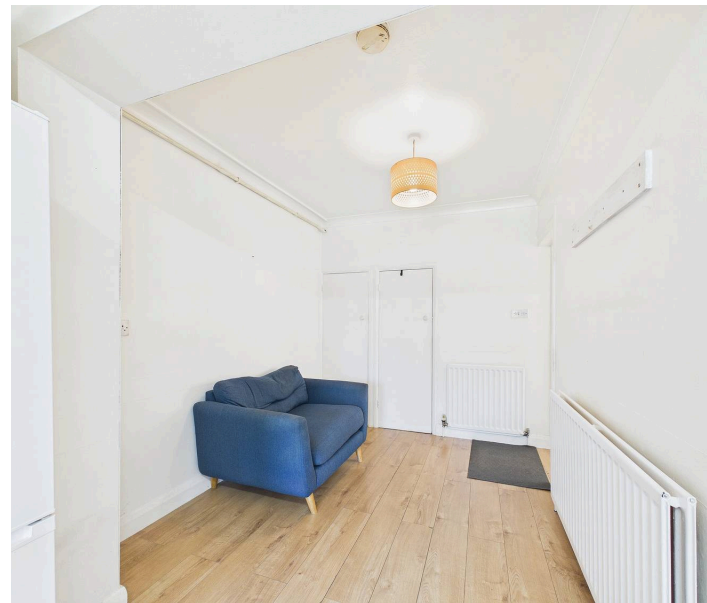
Situated on the sought-after Reading Road in Northolt, this three-bedroom semi-detached house presents an excellent opportunity for buyers looking to modernise and add value. Requiring refurbishment throughout, the property offers generous living accommodation and excellent scope to renovate, extend, or reconfigure (subject to the necessary planning permissions).

The ground floor comprises a spacious reception room, a separate kitchen, and access to a private rear garden, providing the perfect foundation for creating a modern family living space. Upstairs, there are three well-proportioned bedrooms and a family bathroom. Externally, the property benefits from a good-sized rear garden and off-street parking to the front, offering further potential for enhancement.

Ideally located close to local schools, shops, parks, and everyday amenities, the property also enjoys excellent transport connections, with Northolt Underground Station (Central Line), local bus routes, and easy access to the A40, making commuting into Central London straightforward.

Whether you're a family looking to put your own stamp on a home, an investor seeking a refurbishment project, or a developer looking for a property with future potential, this is a rare opportunity in a well-established residential location.

Presented with care by Lawrence Rand – helping you find the place you'll love to call home.





Nearest Stations

Northolt Park station – 0.2 miles

Northolt station – 0.7 miles

South Harrow station – 0.7 miles

Verified Material Information:

Council Tax band: D

EPC Energy Efficiency Rating: D

Suppliers:

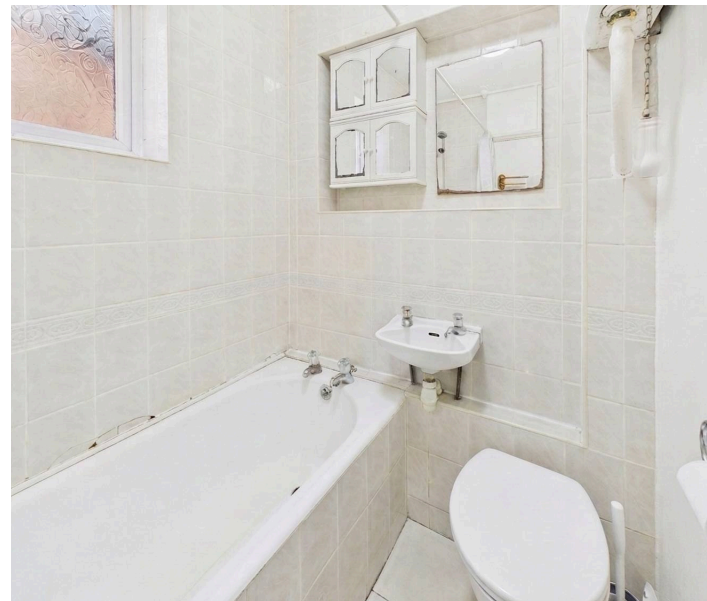
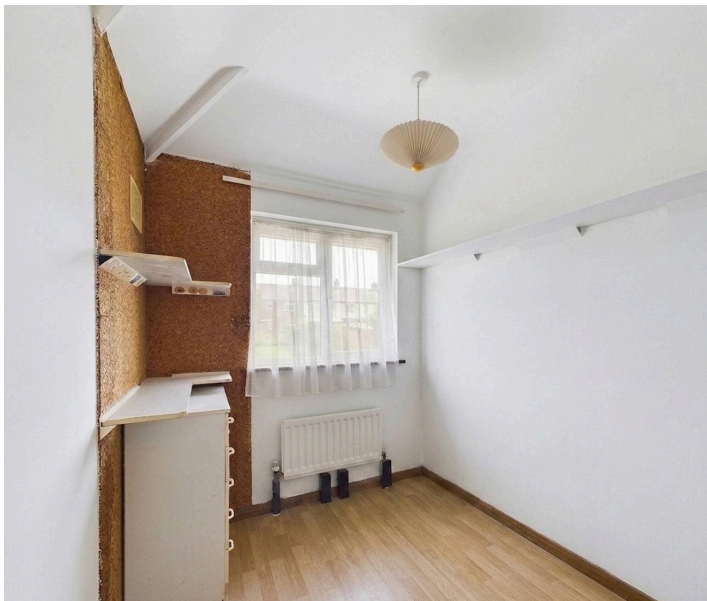
Electricity supply: Mains, Water supply: Mains
water, Sewerage: Mains

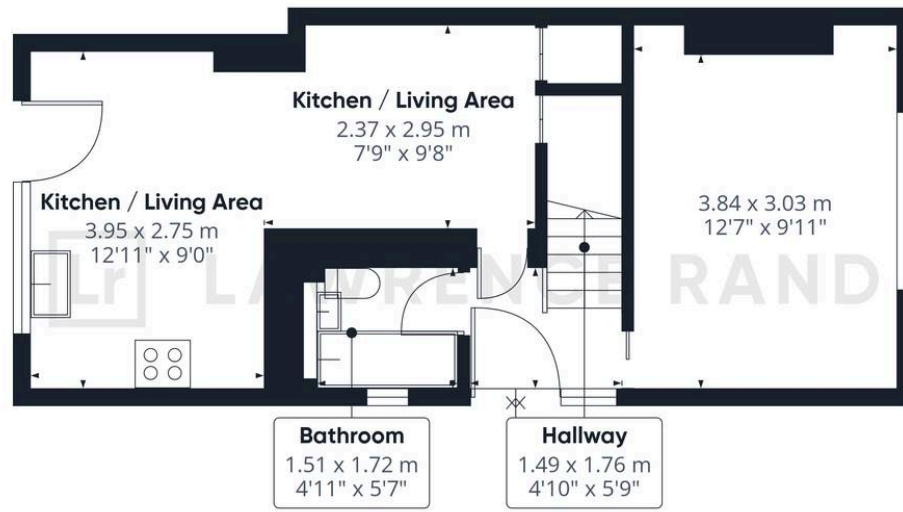
Heating: Gas central heating

Broadband & mobile coverage:

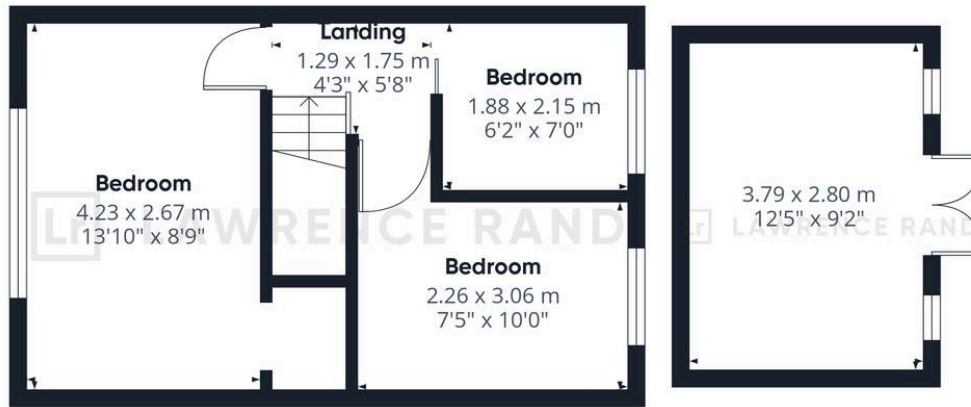
Broadband: FTTP (Fibre to the Premises)

Mobile coverage: O2 – Excellent, Vodafone –
Excellent, Three – Excellent, EE – Excellent





Ground Floor Building 1



Floor 1 Building 1

Ground Floor Building 2

Lr LAWRENCE RAND

Approximate total area^m

74 m²
797 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

Lawrence Rand

51 Victoria Road, Ruislip - HA4 9BH

01895 632211

sales@lawrence-rand.co.uk

www.lawrence-rand.co.uk/

Lawrence Rand Limited has made every reasonable effort to ensure the accuracy of the information provided. However, we accept no responsibility for errors, omissions, or misstatements. All measurements, distances, and descriptions are approximate and for guidance only. Prospective purchasers or tenants must verify all details independently. Some images may include AI-generated virtual staging to illustrate the potential of the property and are for visual guidance only. No warranty is given or implied, and these particulars do not form part of any offer or contract. Lawrence Rand reserves the right to amend or withdraw any property without notice.