



A four bedroom semi detached family home in a desirable location  
Lyncroft Avenue, Pinner, HA5 1JU

**ROBSONS**

**Asking Price: £2,800 pcm**

## **A four bedroom semi detached family home in a desirable location**

Lyncroft Avenue, Pinner, HA5 1JU

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• ENTRANCE HALL • TWO RECEPTION ROOMS • KITCHEN & UTILITY ROOM • CLOAKROOM • FOUR BEDROOMS ALL WITH FITTED WARDROBES • FAMILY BATHROOM • REAR GARDEN • OFF STREET PARKING • GARAGE • DRIVEWAY • UNFURNISHED

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### **Description**

Robsons are pleased to offer this four bedroom semi detached family home in a desirable location. This accommodation briefly comprises a spacious entrance hallway with built in storage, downstairs cloakroom, a front aspect reception room with a bay window and a separate rear aspect dining room opening onto the garden. The kitchen provides access into the garden and utility room. To the first floor is the master bedroom with built-in wardrobes, three further bedrooms, also with built in wardrobes and a family bathroom. Outside is a secluded rear garden with a patio area, outhouse and laid lawn. Additionally, the property has a garage and own driveway.

**\*\*An advance reservation payment of one weeks rent is required to secure this property\*\***

### **Location**

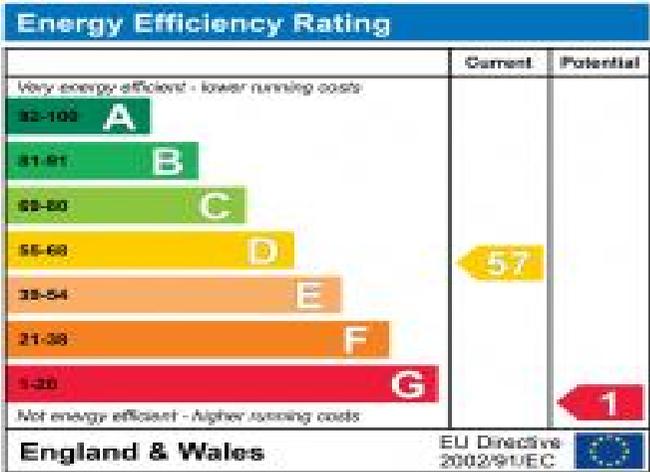
Lyncroft Avenue is a desirable and convenient location for both Cannon Lane and West Lodge Schools, as well as Pinner and Nower Hill High Schools. Pinner Village's Metropolitan Line Station is a short walk, providing access to Central London.





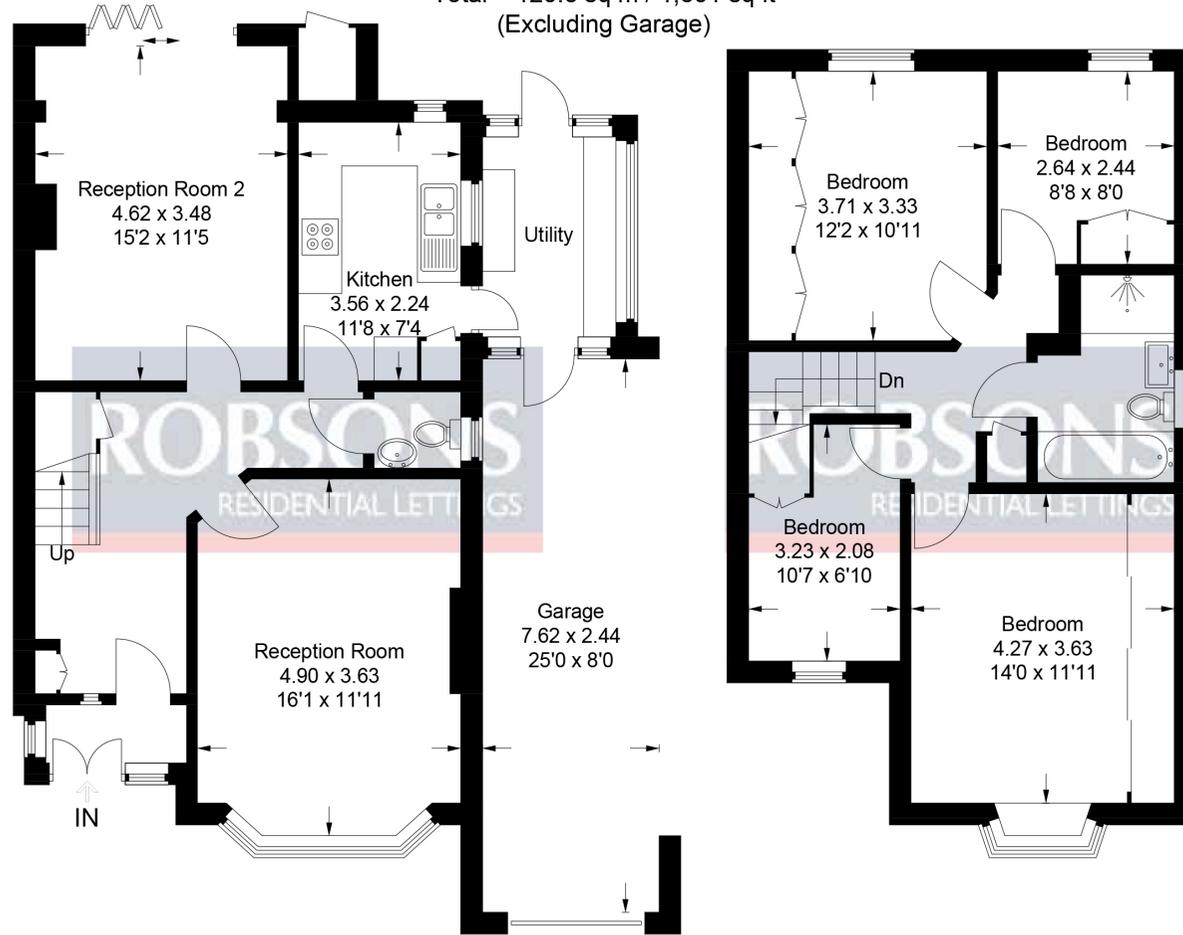
**Additional Information**

- Local Authority: Harrow
- Council Tax Band: F
- Deposit Amount: £3,346.00
- Reservation Payment: One weeks rent
- Energy Efficiency Rating: Band D
- Available Date: 30/03/2026



# 37 Lyncroft Avenue

Approximate Gross Internal Area  
Ground Floor = 65.1 sq m / 701 sq ft  
First Floor = 54.9 sq m / 591 sq ft  
External Cupboard = 0.8 sq m / 9 sq ft  
Total = 120.8 sq m / 1,301 sq ft  
(Excluding Garage)



**Ground Floor**

**First Floor**

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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