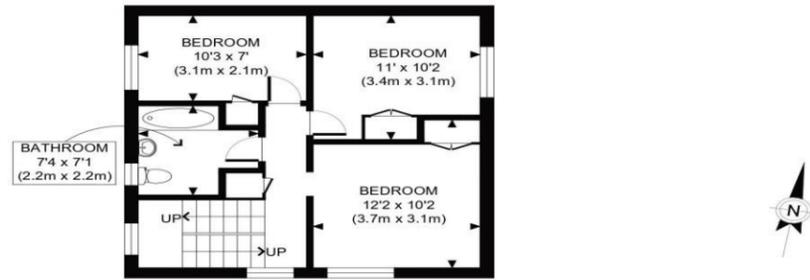
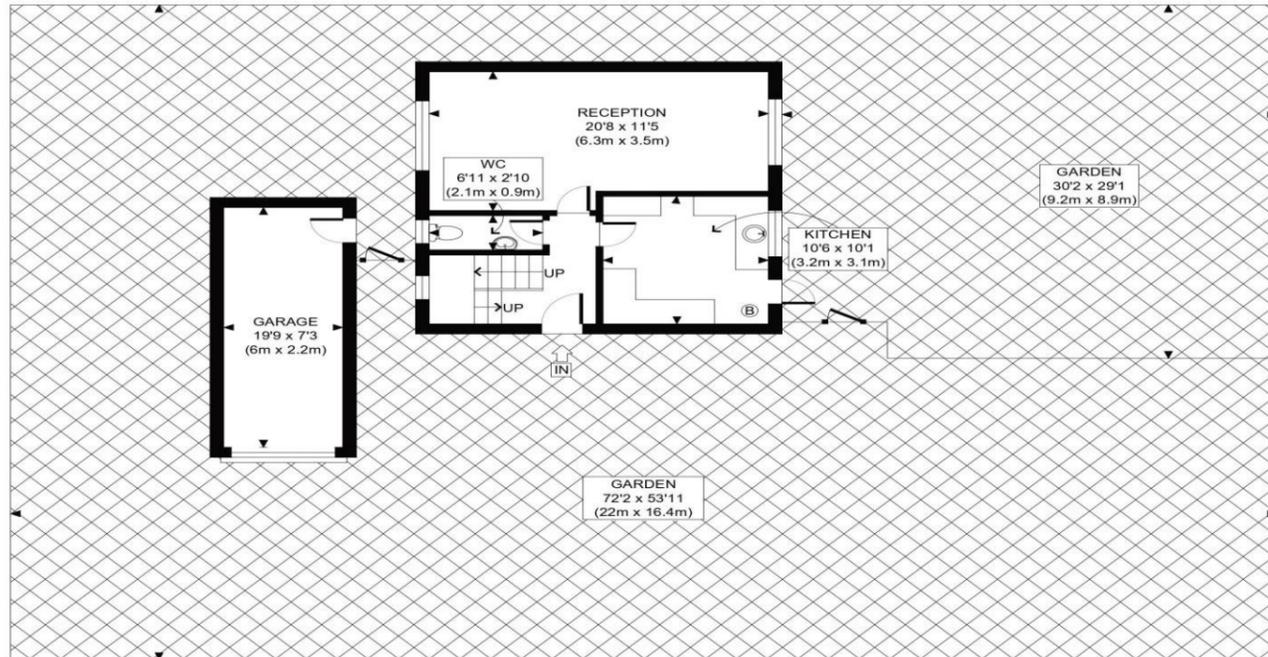


The Floorplan...



FIRST FLOOR
GROSS INTERNAL
FLOOR AREA 432 SQ FT



GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 429 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA WITH GARAGE: 1004 SQ FT/ 93 SQM
APPROX. GROSS INTERNAL FLOOR AREA WITHOUT GARAGE: 861 SQ FT/ 80 SQM

This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

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More Details From...

Call: **Brian Cox North Harrow: 020 3866 6640**

Email: nhadmin@brian-cox.co.uk

Web: www.brian-cox.co.uk



0203 866 6640
brian-cox.co.uk



A three-bedroom detached house with existing planning permission to develop, offering a rare and exciting opportunity on a generous plot. Situated on a popular residential road just off Uxbridge Road, the property provides bright and spacious accommodation, off-street parking and a detached garage, and is offered to the market chain free. The property sits on a substantial plot with a detached garage, presenting significant potential for redevelopment or extension (subject to the existing planning consent). The wraparound garden further enhances the development appeal. potential in a highly sought-after location.



£575,000

Chicheley Gardens, Harrow HA3 6QH

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.



In Brief...

- Existing planning permission to develop
- Detached & Detached Garage
- Chain Free
- Large Corner Plot
- EPC rating D & Council Tax Band E



The Location...

Nearest Stations ...

- Headstone Lane Station (0.5 miles)
- Harrow & Wealdstone Station (0.9 miles)
- North Harrow Station (1.1 miles)

Harrow Weald is an area in North West London, England. It includes a suburban development and forms part of the London Borough of Harrow. Harrow Weald is near Bushey Heath, Stanmore, Wealdstone, Headstone and Hatch End. It is in the HA postcode area. The south of the area is a suburban development with houses, schools, small shops and supermarkets