



ESTATE & LETTINGS AGENTS

Wykeham Road, Harrow, HA3



FOR SALE £725,000 Freehold

Major Estates Harrow LTD ~ 77 High Street, Wealdstone, Harrow, HA3 5DQ
T: 020 8424 8686 ~ E: sales@majorestate.com ~ www.majorestate.com

Immaculately Presented 4 Bedroom Family Home in a Quiet Residential Turning

Situated on a peaceful residential turning just off Kingshill Avenue, this immaculately kept four bedroom family home offers spacious and versatile living accommodation ideal for growing families. Conveniently located within the sought-after catchment areas for Priestmead Primary School, St Joseph's Catholic Primary School and Belmont School (Ofsted Outstanding), the property is also within easy reach of both London Overground and London Underground Bakerloo line services via Kenton and Harrow & Wealdstone stations and Metropolitan line at Northwick Park.

The property has been maintained to a high standard throughout and is presented in clean, move-in ready condition. The ground floor comprises a welcoming entrance hallway, a bright front aspect living room, an extended rear reception/dining room perfect for entertaining, and an extended fitted kitchen offering ample storage and workspace.

To the first floor there are three well-proportioned bedrooms together with a modern family bathroom, while the loft has been skilfully converted to create a spacious master bedroom suite complete with en-suite bathroom.

Externally, the property benefits from a private driveway to the front and a lovely rear garden, ideal for outdoor dining and family enjoyment.

Key Features

- Immaculately kept 4 bedroom family home
- Quiet residential turning off Kingshill Avenue
- Within catchment for highly regarded local schools
- Easy access to Kenton, Harrow & Wealdstone & Northwick Park Stations
- Bright front aspect living room
- Extended rear reception/dining room
- Extended fitted kitchen
- Loft converted master suite with en-suite bathroom
- Family bathroom on first floor
- Private driveway
- Lovely rear garden
- Close to local shops, restaurants, coffee houses, supermarkets and parks

- Presented in excellent clean condition throughout



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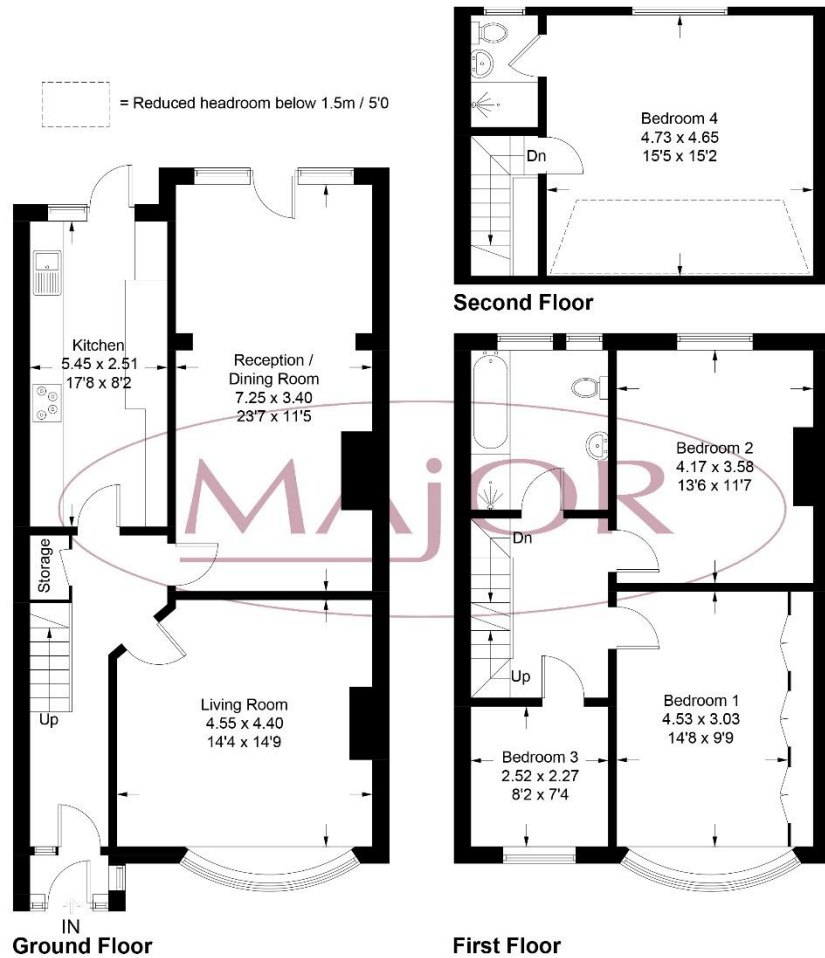


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Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		

Floor Plan



Approximate Gross Internal Area = 154.2 sq m / 1660 sq ft

Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1306350)

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Disclaimer

The property particulars are produced in good faith based upon information from the vendor and access for visual appraisal to provide a fair description of the property for the guidance of intending purchasers. These should not be construed as a contract or offer. All details and measurements are approximate and are only a general guide. Any intending purchasers should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. Please note, we have not tested the bathroom fittings, kitchen appliances, central heating or electrical systems. If there is any point which is of particular importance to you, we will be pleased to see if we can get more information. Life assurance may be required. Written quotations available.

Mortgages

For a competitive, free, no obligation Mortgage quotation please contact our independent, in-house, whole of market FCA registered Mortgage adviser on 020 8424 8686. We deal with the whole market to find the appropriate residential or buy to let Mortgage deals according to your personal circumstances and subject to status.

Your home is at risk if you do not keep up repayments on a mortgage or other loans secured on it.

