

FREEHOLD



House - Semi-Detached (EPC Rating: D)

10 UXENDON CRESCENT, WEMBLEY, HA9
9TN

Offers Around

£750,000



HAYMILLS
Expertise Experience Engagement



3



1



2



D

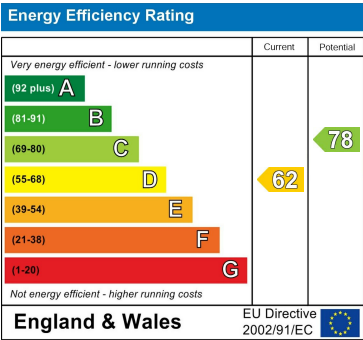
3 Bedroom House - Semi-Detached located in Wembley

Generously proportioned house occupying a large plot, offering excellent potential for buyers looking for a spacious family home with scope to improve and personalise. The property is currently in need of modernisation and would suit someone looking for a project with the opportunity to create a home to their own requirements. The property is currently occupied and the occupier has accumulated a substantial amount of personal belongings within the house. As a result, access and inspection of some areas of the property are currently limited. Buyers should therefore be aware that it may not be possible to fully inspect all rooms and areas prior to purchase and should make their own enquiries and satisfy themselves as to the condition of the property. The generous plot also provides potential for further enhancement, subject to obtaining the necessary planning consents. There was previously planning permission granted in January 2008 under reference 07/3257 for the erection of a two-storey and single-storey side extension, two-storey and single-storey rear extension and a new front porch. This planning permission has now lapsed. An ideal opportunity for buyers seeking a substantial property with a large plot and considerable potential, particularly those looking for a refurbishment project and the opportunity to create a home to their own requirements.

Council Tax Band

D

Energy Performance Graph



Call us on
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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.