



3

Bedrooms



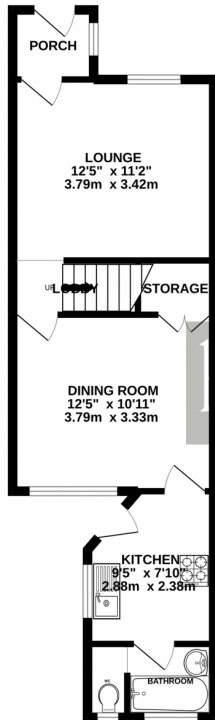
2

Bathrooms

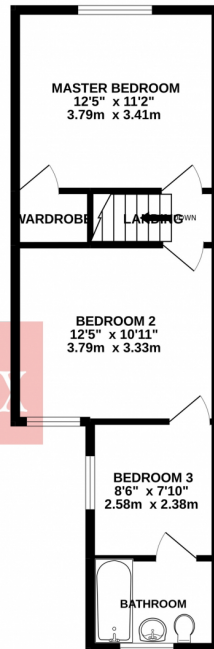


Offered with no further chain and in good condition throughout is this turn of the century Two/Three Bedroom, Two Reception, Two Bathroom Cottage. To the ground floor you will find a lounge, dining room, family kitchen and bathroom. To the first floor you will find the master bedroom, second bedroom with interconnecting third bedroom with an en suite bathroom. Externally you will find the property is ideally placed giving fantastic access to Sudbury Town with its range of transport links and variety of shops and schools. All in all, this is a property not to be missed.

GROUND FLOOR
442 sq.ft. (41.1 sq.m.) approx.




1ST FLOOR
426 sq.ft. (39.6 sq.m.) approx.



TOTAL FLOOR AREA: 868 sq.ft. (80.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropac 0022

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		86
(69-80) C		
(55-68) D	67	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC 	

Address: Harrow Road, Wembley, Middlesex HA0





Sudbury Fields -
The John Lyon School...

Scribbles Early
Learning Centre

Shaam Restaurant
& Catering Services

NORTH
WEMBLEY

44088

Sudbury Ct Rd

Sudbury Hill Cl

St. George's
Catholic Church

Vale Farm Sports Centre

Shree Jalaram
Jyot Mandir

Rising Sun Restaurant &

Sudbury Hill Harrow

Indian World of Play

MUMBAI ZING

Homefield Rd

Himalayan

Rosebank Ave
Fernbank Ave

LNER Sports
and Social Club

The Aura

Eton Ave

Beaumont Ave

Sudbury Heights Ave

Sudbury & Harrow Road

Tesco Express

Whitton Ave E

Horsenden Grape
& Honey Farm

Elton Ave

Central Rd

Barham Park