



## Felbridge Avenue

Stanmore

£730,000

A spacious three-bedroom semi-detached home offered chain free with Davidson Frost-Wellings, featuring a large rear extension that enhances the ground floor living space, along with further potential to extend (subject to planning permission).

The ground floor comprises a bright double reception room, a generous dine-in kitchen, utility room, and a downstairs shower room with WC, all complemented by the extended layout, creating excellent flow and versatility for modern family living.

Upstairs offers two well-proportioned double bedrooms, a single bedroom, and a family bathroom.

Externally, the property benefits from a large garage, private rear garden, and off-street parking for multiple vehicles.

Ideally located close to highly regarded schools, parks, and convenient transport links, making it an excellent family home in a sought-after residential area.

Harrow Council Tax Band E.

- Three bedrooms
- Two bathrooms
- Large garage
- Modern condition
- Extension potential STPP
- Freehold

### Viewing

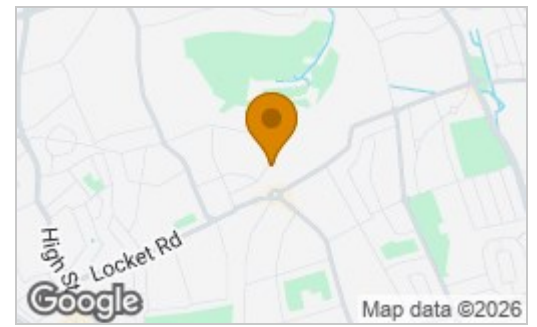
Please contact our Davidson Frost-Wellings Office on 020 8954 8806 if you wish to arrange a viewing appointment for this property or require further information.



## Floor Plan



## Area Map



### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>88</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>65</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



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