




Andrew Pearce
PINNER

HARROW VIEW, HARROW, HA1 4SS

£530,000



A beautifully presented 1930s-built mid-terrace home, offered in excellent condition throughout.

The property boasts fresh décor and has been meticulously maintained to a high standard.

The ground floor comprises a fully enclosed porch and a welcoming entrance hallway, leading into a bright and spacious through reception room, combining flexible living and dining space. Completing the ground floor accommodation is the modern kitchen, fitted with a range of units.

Upstairs, the first-floor landing gives access to two generous double bedrooms and a well-proportioned single third bedroom. The stylish family bathroom features contemporary fittings and provides a practical, well-designed space.

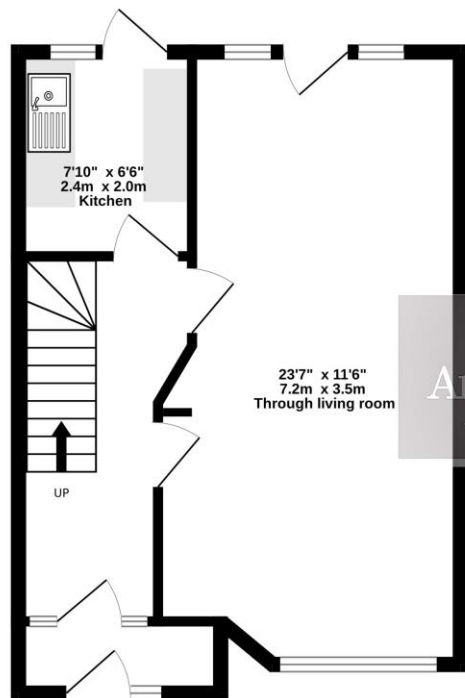
Set on a generous plot, the property offers significant potential for further development (subject to the usual planning consents). There is scope to extend up to 6 metres to the rear with a single-storey extension, ideal for creating additional living space, a larger kitchen, or a downstairs W.C./shower room. The loft also presents an excellent opportunity for conversion, adding further bedrooms or a dedicated home office.

Externally, the block-paved driveway offers secure off-street parking for two vehicles.

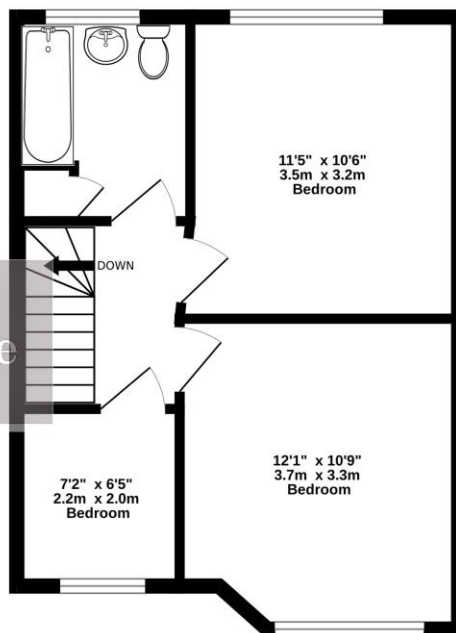
Conveniently located, the property benefits from excellent transport links with easy access to several nearby stations, including Harrow & Wealdstone, Harrow-on-the-Hill, and North Harrow-providing fast and direct routes into Central London, making this an ideal home for commuters.



GROUND FLOOR
411 sq.ft. (38.2 sq.m.) approx.



1ST FLOOR
390 sq.ft. (36.2 sq.m.) approx.



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TOTAL FLOOR AREA : 801 sq.ft. (74.4 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.
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	55 D	
39-54	E		
21-38	F		
1-20	G		



