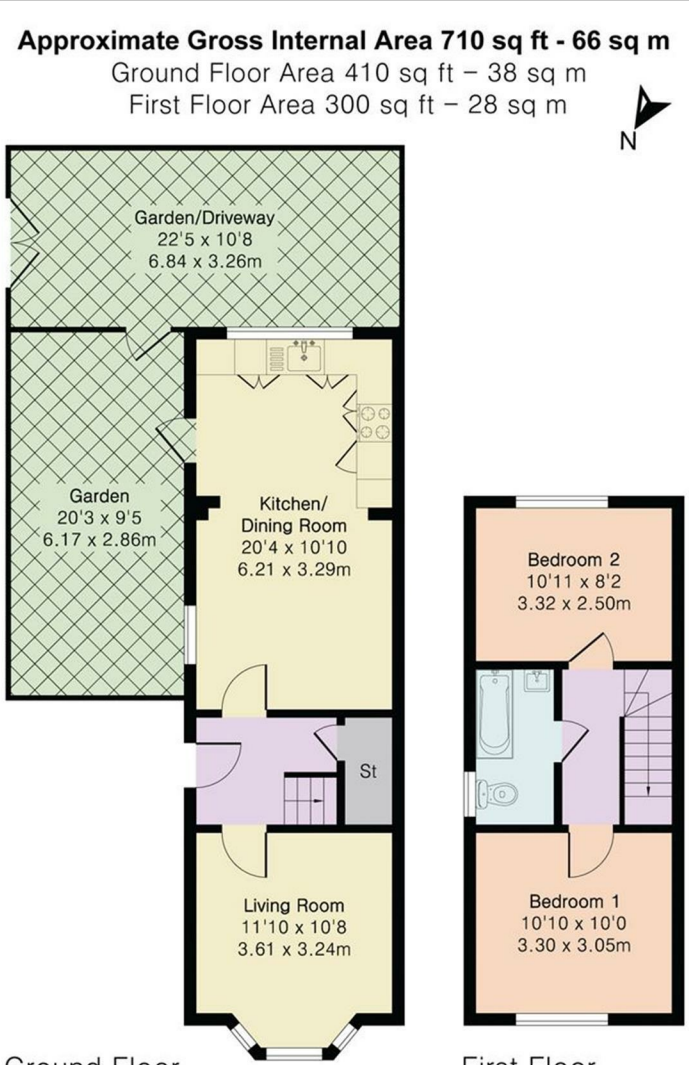


Rugby Avenue, Wembley, HA0 3DF

Asking Price £460,000

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Floor Plan

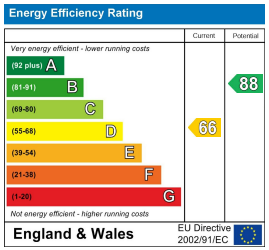


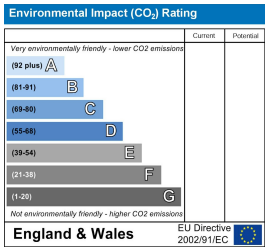
Daniels are delighted to present this chain-free, two-bedroom freehold house, offering an excellent opportunity for first-time buyers looking to take their first step onto the property ladder. The property boasts two well-proportioned double bedrooms, a spacious kitchen/diner, off-street parking and its own private rear garden. Presented in move-in-ready condition, this attractive home combines comfortable living accommodation with practical features, making it an ideal purchase. Early internal viewing is highly recommended.

The property is situated on a popular residential road, enjoying a pleasant and family-friendly setting within an established neighbourhood comprising a variety of houses, bungalows and apartments. Convenient transport connections are close at hand, with Sudbury Town Underground Station (Piccadilly Line) and North Wembley Station (Bakerloo Line and London Overground) both providing excellent links into Central London and beyond.

Families will also appreciate the selection of well-regarded schools in the surrounding area, including Sudbury Primary School, East Lane Primary School and Wembley High Technology College.

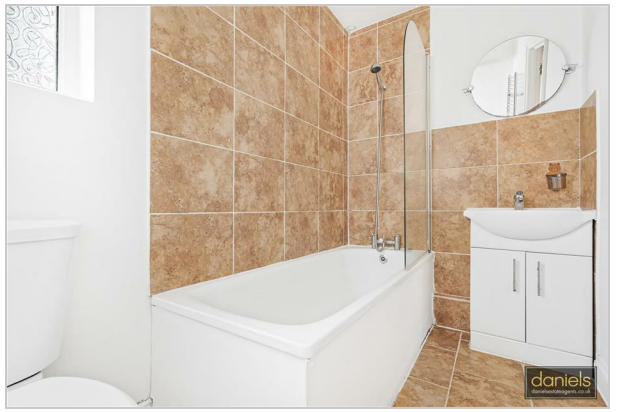
Offering the benefits of freehold ownership, generous living accommodation, a private rear garden, off-street parking and, importantly, no upper chain, this is an excellent opportunity to acquire a well-located home in a sought-after residential location.











These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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