



NORTHLAND OFFICE

83 Oldfields Circus Northolt, Middlesex UB5 4RU

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Freehold
Borough of Ealing
Council tax band D - £2041
EPC =E

IMPORTANT Bennett Holmes would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

Clauson Avenue Northolt UB5 4PR

Price Guide: £520,000



Bennett Holmes are pleased to offer this three bedroom semi detached family home situated in a residential location. The property is within easy reach of local shopping and transport facilities to include Northolt Park's Chiltern Railway Line Station, as well as local schools and parks. Also within 0.9 miles is South Harrows shopping and transport facilities to include the Piccadilly Line Station and Northolt's Central Line Station is 0.9 miles away. Other benefits include gas central heating, double glazed windows, front and rear gardens, a garage at the rear of the garden accessed via the gated service road, potential to extend the property STPP and no upper chain.



- THREE BEDROOMS
- SEMI DETACHED HOUSE
- TWO RECEPTION ROOMS
- FRONT AND REAR GARDENS
- GARAGE AT THE REAR
- GAS CENTRAL HEATING
- POTENTIAL TO EXTEND THE PROPERTY STPP.
- NO UPPER CHAIN

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Accommodation

The accommodation briefly comprises an entrance hallway with doors to the first and second reception rooms. The second reception room has a square arch to the kitchen/diner. The kitchen is fitted with wall and base level units, a sink and drainer, a gas cooker point, plumbing for washing machine, space for a fridge/freezer and there are sliding patio doors to the rear garden. Stairs lead to the first floor landing with doors to three bedrooms and the family bathroom.

Outside the property is a large rear garden which is mainly laid to lawn with a patio area. To the rear of the garden is a garage which is accessed via the rear gated, service road. To the front of the property is a front garden.

There is potential to extend the property STPP.

