

DAVID CHARLES

ESTATE AGENTS • VALUERS • SURVEYORS
THE ESTATE OFFICE • 34 HIGH STREET • PINNER • MIDDLESEX HA5 5PW
TELEPHONE 020 8866 0222 • FAX 020 8868 3544
WEBSITE www.david-charles.co.uk • E-MAIL enquiries@david-charles.co.uk

HILLSIDE GARDENS, NORTHWOOD, MIDDLESEX, HA6 1RL



PRICE....£1,250,000....FREEHOLD

This stunning four double bedroom, four bathroom (three en-suite) detached chalet bungalow (2136 sq. ft/198.5 sq. m) has been extended and completely updated to a very high standard throughout. Features including Amtico flooring with underfloor heating and an impressive 24' x 20' family living/dining and kitchen area with granite worktops and a separate utility room. There are two reception rooms, a study, two bedrooms and two bathrooms (one en-suite) on the ground floor. The first floor offers two bedrooms with en-suite shower rooms, a Juliet balcony and a large eaves storage room/play den. Outside the block paved front provides off street parking for four cars. The 50' landscaped rear garden has a large, raised patio, a main lawn and a 25' outhouse which would be ideal as a home office or gym. It is located on a quiet road within half a mile of Pinner Wood and Northwood schools (both Ofsted Outstanding), and a large selection of restaurants, shops and the Metropolitan Line train station. Offered with no upper chain.

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COUNCIL TAX

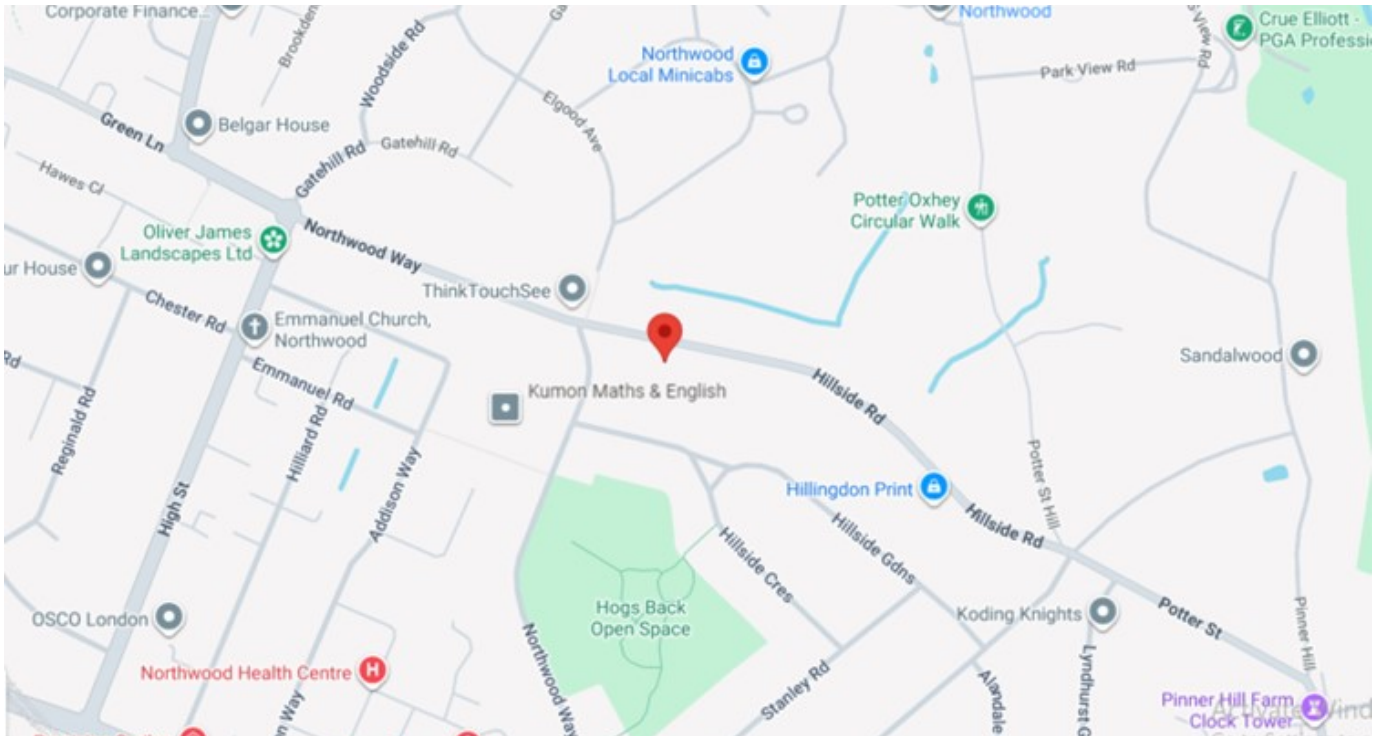
London Borough of Hillingdon - Band F - £2,954.55

LOCAL SCHOOLS

- Hillside Infant & Junior School - 0.27 Miles
- Pinner Wood School - 0.48 Miles
- Northwood School - 0.35 Miles
- St John's School - 0.37 Miles

LOCAL TRANSPORT

- Northwood Station (Metropolitan Line) - 0.7 Miles
- Northwood Hills Station (Metropolitan Line) - 0.7 Miles



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		84
(69-80) C		
(55-68) D	63	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

