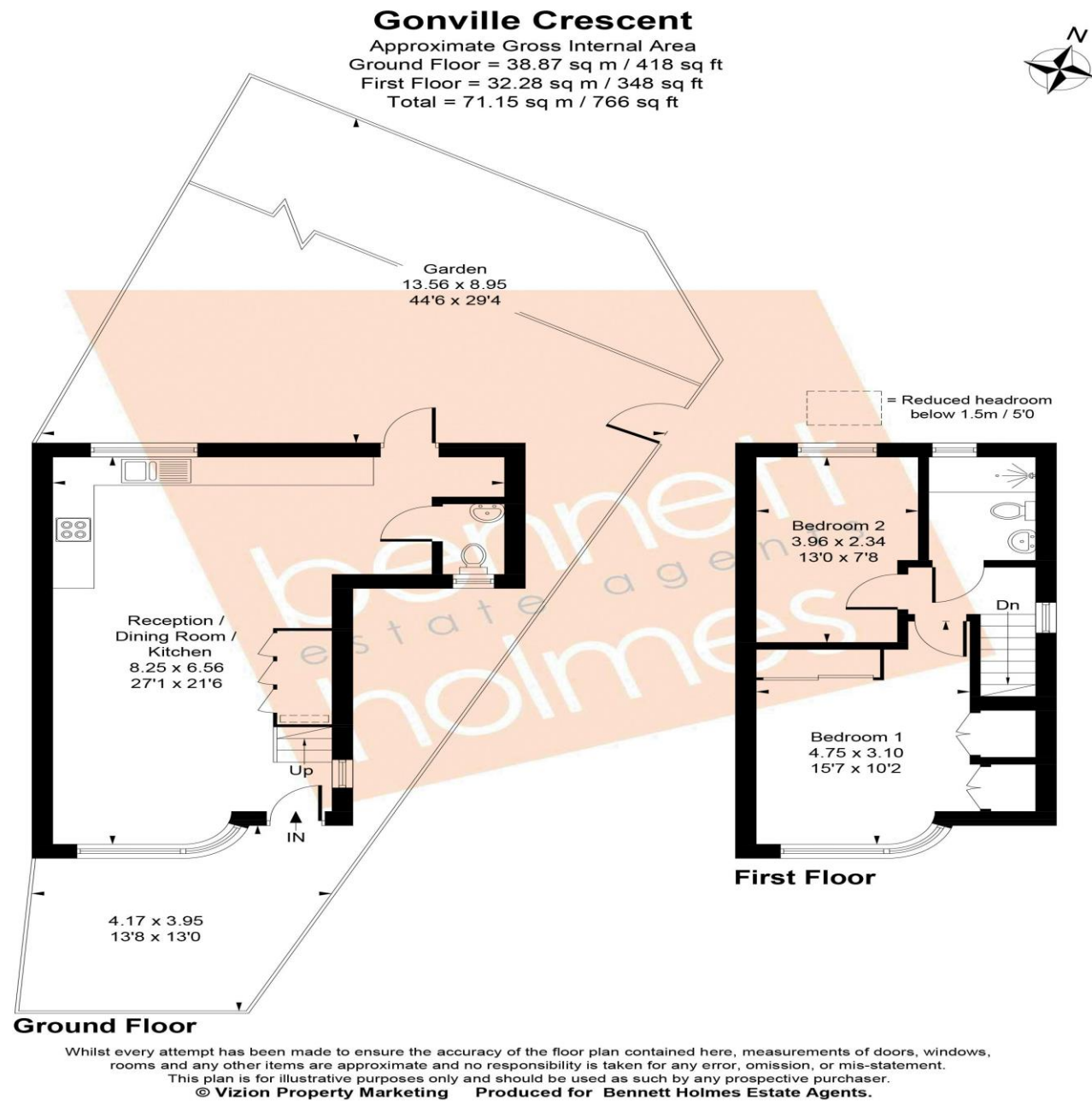


## Gonville Crescent Northolt UB5 4SH

Price Guide: £500,000



Bennett Holmes are pleased to offer this recently renovated two double bedroom end of terrace house situated in a residential crescent in Northolt. The property is within easy reach of the local shopping and transport facilities in Oldfields Circus and Mandeville Road to include the Central Line Station (0.6 miles). Local bus routes and local schools are also close by. Other benefits include a downstairs WC, modern fitted kitchen with integrated appliances, a modern bathroom, gas central heating, double glazed windows, a 45' x 30' rear garden, off street parking and no upper chain.

NORTHOLT OFFICE

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**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.



- TWO DOUBLE BEDROOMS
- END OF TERRACE
- MODERN CONDITION THROUGHOUT
- DOWNSTAIRS WC
- GAS CENTRAL HEATING AND DOUBLE GLAZED WINDOWS
- OFF STREET PARKING
- 0.6 MILES TO NORTHOLT TUBE STATION
- NO UPPER CHAIN

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**Accommodation**

The accommodation briefly comprises a front door opening into the front aspect living room which is open plan with the kitchen. The modern kitchen is fitted with wall and base level units, a sink and drainer with an instant boiling tap, an integrated 4 ring gas hob with an overhead extractor hood and electric oven. There is an integrated dishwasher and plumbing for a washing machine. There is also a built in cupboard housing the 'combi' boiler. Doors also lead from here to the rear garden and to the downstairs WC.

Stairs lead up to the first floor landing with doors to the master bedroom which benefits from built in wardrobes, the second double bedroom and the contemporary family bathroom which was installed in 2024.

Outside the property is a recently renovated rear garden which measures approx. 45 x 30 ft. Which is mainly laid to lawn with a patio area. To the side of the property is a gate providing side access.

To the front of the property is off street parking.

The property also benefits from bespoke shutters to entire front and side of the property.

Rendering was completed in 2024 to the front, side and rear of the property.

