

FREEHOLD



House - Semi-Detached (EPC Rating: C)

BLenheim GARDENS, WEMBLEY. HA9 7NP

Price Guide

£775,000 FREEHOLD



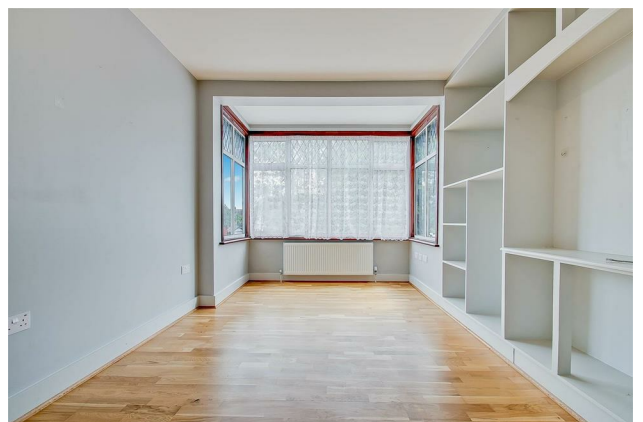
HAYMILLS
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EXTENDED SEMI-DETACHED HOUSE IN WEMBLEY

Extended Three Bedroom Semi-Detached Family Home | Chain Free | Prime East Lane Location

Skilfully beautifully extended three-bedroom semi-detached family home, occupying a sought-after position within a quiet residential cul-de-sac in the ever-popular East Lane area of Wembley. Offering generous and versatile accommodation throughout, the property features a bright front reception room, a spacious rear reception room with views over the garden, and a superb extended kitchen/breakfast room providing the perfect space for modern family living and entertaining. To the first floor are three well-proportioned bedrooms, a family bathroom and a separate WC. Further benefits include gas central heating, double glazing throughout and the considerable advantage of being offered to the market chain free, making it an ideal purchase for families, first-time buyers and investors alike. Externally, the property enjoys a private driveway providing off-street parking for two to three vehicles, together with a generous rear garden incorporating a useful outbuilding, ideal for storage, a workshop or potential home office (subject to the usual consents). Perfectly positioned, Blenheim Gardens is within easy reach of excellent transport links including North Wembley, South Kenton and Preston Road stations, providing fast access into Central London. The property is also conveniently located close to local shopping facilities, parks and a number of highly regarded schools including Wembley Primary School and Preston Manor School, making it an outstanding choice for growing families. Early viewing is strongly recommended to fully appreciate the size, location and excellent potential this wonderful family home has to offer.





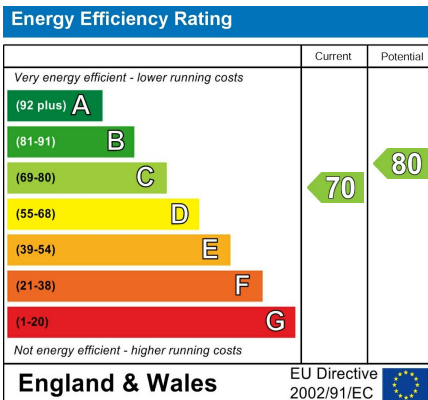
BLenheim GARDENS WEMBLEY HA9



APPROX. GROSS INTERNAL FLOOR AREA 1305.98 SQ. FT / 121.33 SQ. M
APPROX. GROSS INTERNAL FLOOR AREA INCLUDING THE STORAGE ROOM & THE GARAGE 1740.20 SQ. FT / 161.67 SQ. M

WHILST EVERY ATTEMPT HAS BEEN MADE TO ENSURE THE ACCURACY OF THE FLOOR PLAN 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. FLOOR PLANS ARE NOT DONE TO "SCALE".

Council Tax Band E (£2,732.00)
Energy Performance Graph



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.