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22 Farnsworth Drive,  
Guide Price £675,000

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Offered with a guide price of £675,000 - £700,000, this modern four-bedroom, two-bathroom townhouse in Edgware has been beautifully looked after by the current owners and is presented in excellent condition throughout. It has a bright, welcoming feel from the moment you arrive and offers the sort of space and practicality that families are constantly searching for.

The entrance hallway is generous and inviting, setting the tone for the rest of the house. There is also a downstairs cloakroom, which is always useful day to day and when guests are over.

The main living space works brilliantly. Skylights and floor-to-ceiling windows bring in plenty of natural light, while the open-plan kitchen and dining area creates a sociable hub of the home, ideal for busy mornings, family dinners or entertaining friends.

Just off the kitchen is a separate utility room, helping keep the practical side of life tucked away.

There is also a second reception room, giving you real flexibility. It could be a home office, playroom, TV room or somewhere quieter to relax.

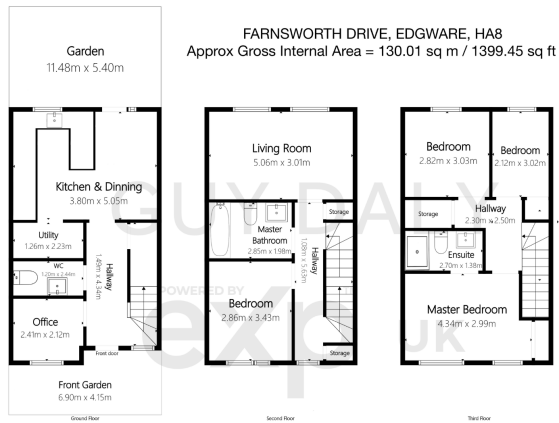
Upstairs are four good bedrooms, including a bright master with bathroom ensuite, making the layout well suited to growing families or anyone needing extra space to work from home.

The owners have also invested in the extras that make everyday living more comfortable, including air conditioning throughout, an EV charging point, alarm system, coded entry and exit, and excellent built-in storage.

Outside, the large manicured garden is a real feature. There is plenty of room for children to play, summer barbecues or entertaining friends, along with a large patio area to make the most of sunny days. At the rear, a fully alarmed garden room offers excellent additional space for a home office, gym, studio or storage.

Further benefits include a fully equipped dining room, a separate dining area,





The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared with care and whilst we have confidence in the information produced it must not be relied on. No guarantees or responsibility are made towards the accuracy and completeness. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

- Modern four-bedroom Freehold townhouse
- Two bathrooms plus downstairs cloakroom
- Second reception room / home office
- Bright open-plan kitchen and dining area
- Utility room with additional storage
- Well maintained private garden with patio
- Allocated parking, plus guest spaces
- Short walk to Stanmore Jubilee Line Tube Station
- Air conditioning, EV charging and alarm system
- Guide Price £675,000-£700,000

