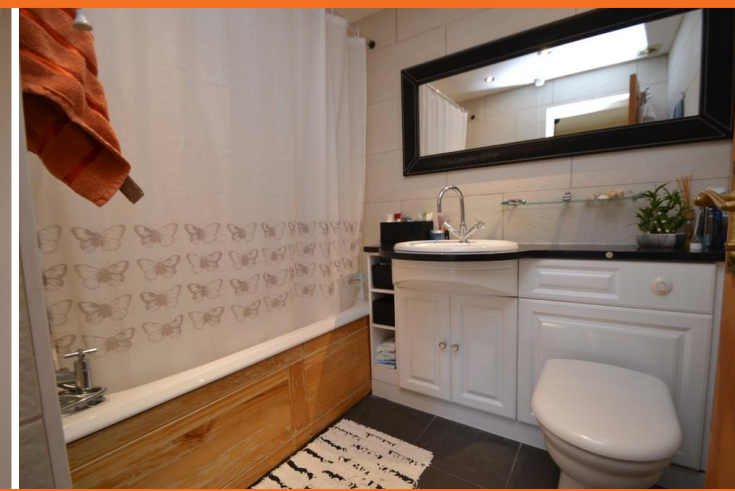


Arundel Drive | Harrow | HA2 8PP

David Conway & Co are delighted to offer this 2003 built end of terrace 2 bedroom house situated next to Earlsmead first and middle school. The property which is in excellent condition comprises 20'6 x 8'2 Lounge, 11'5 x 11'7 Dining Room, modern 7'0 x 7'0 kitchen, downstairs shower room/wc, Bedrooms: 12'5 x 8'2 & 10'3 x 9'2, Luxury bathroom/wc, gas central heating, upvc double glazed, 60' garden, off street front parking.

Asking price of £375,000

Freehold



- 2003 BUILT END TERRACE
- TWO DOUBLE BEDROOMS
- 20'6 x 8'6 LOUNGE
- 7'0 x 7'0 OPEN PLAN KITCHEN
- 11'5 x 11'7 DINING ROOM
- DOWNSTAIRS SHOWER ROOM/WC
- UPSTAIRS MODER BATHROOM/WC
- GAS CENTRAL HEATING UPVC DOUBLE GLAZED
- APPROX 60' GARDEN
- OFF STREET FRONT PARKING

Property Description

ENTRANCE DOOR TO:-

LOUNGE

20' 6" x 8' 6" (6.25m x 2.59m) Wood flooring, two radiators, stairs to first floor landing, upvc double glazed front aspect window, open plan with:-

MODERN KITCHEN

7' 0" x 7' 0" (2.13m x 2.13m) Range of wall units with cornice and light rails, matching base units with laminated worktops over, inset stainless steel sink unit with mixer taps and cupboards under, integrated refrigerator and freezer, washing machine.

DINING ROOM

11' 5" x 11' 7" (3.48m x 3.53m) Upvc double glazed double doors to garden, wood effect flooring, radiator, door to:-

DOWNSTAIRS SHOWER ROOM/WC

Wet floor shower, wash basin, fully tiled walls, tiled floor, low level wc, upvc frosted double glazed window.

LANDING

Access to loft, doors to:-

BEDROOM ONE

12' 5" x 8' 3" (3.78m x 2.51m) Upvc double glazed front aspect window, radiator.

BEDROOM TWO

10' 3" x 9' 2" (3.12m x 2.79m) Upvc double glazed rear aspect window, radiator.

BATHROOM/WC

Modern white suite with panelled bath with shower/mixer taps, combination wash basin, concealed flush wc and storage cupboards, tiled floor, fully tiled walls, heated ladder style towel rail

GARDEN

Approximately 60' with paved patio leading to lawn (Backs onto school)

OFF STREET FRONT PARKING

Block paved for one car.

Tenure

Freehold

Council Tax Band

Band D - £1,529 per annum

Viewing Arrangements

Strictly by appointment

MORTGAGES ARRANGED AT COMPETITIVE RATES

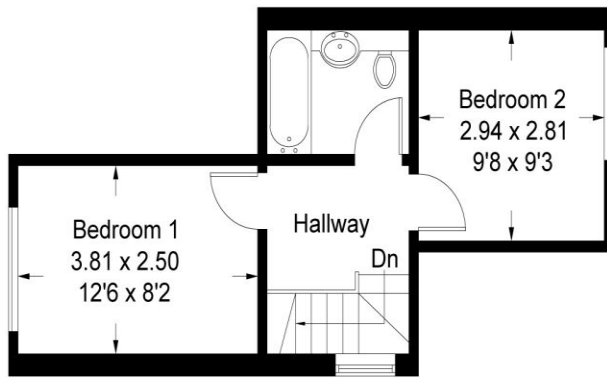
(Your home is at risk if you do not keep up repayments on the mortgage of your home or any other loans secured on it).

These details are set out as a guide only and do not form part of any contract. As the seller's agent we have not carried out a structural survey and are not conveyancing experts and as such we cannot comment on the condition of the property, or issues relating to title or other legal matters that may affect this property, unless we have been made aware of such matters. Interested parties should employ their own professionals to make such enquiries before making any transactional decisions. Items shown in any photos are for illustration purposes only and may not be included in the sale. Purchasers should refer to the fixtures and fittings list obtained by their solicitor. We have not tested fittings, appliances or central heating systems, where applicable. All measurements are approximate.

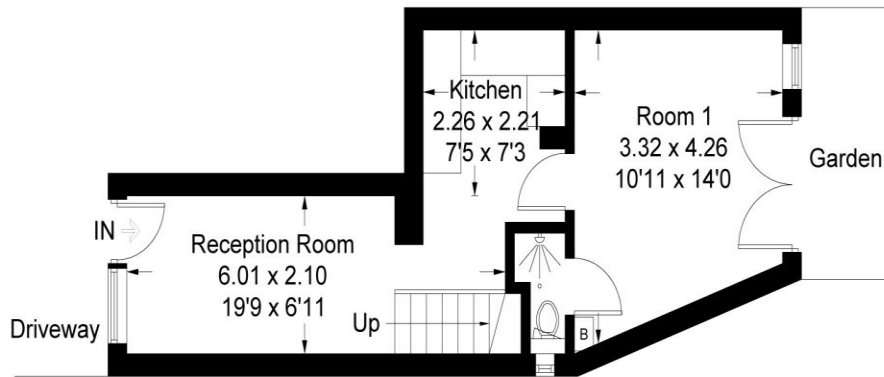


Arundel Drive, Harrow, HA2 8PP

Approximate Gross Internal Area = 61.0 sq m / 657 sq ft



First Floor



Ground Floor

Illustration for identification purposes only, measurements are approximate, not to scale. David Conway © 2015 (ID213089)

