



Park Mead, South Harrow HA2 8 HQ

A fantastic opportunity to purchase a very spacious 3 bedroom extended detached house in highly sought after road. With further potential to extend (subject to planning) this extremely desirable property has 25'9 through lounge, kitchen/diner of 21'3 (m ax) x 18'0 (max.) conservatory. With garage own drive, large frontage providing off street parking for 3 - 4 cars and well secluded garden approx. 85'. Viewing (strictly by appointment) is highly recommended to avoid disappointment.

Asking Price Of £569,950

Freehold



- 3 BEDROOM EXTENDED DETACHED HOUSE
- VERY SPACIOUS WITH FURTHER POTENTIAL TO EXTEND (SUBJECT TO PLANNING)
- 25'9 X 11'6 THROUGH LOUNGE
- 21'3 (MAX) X 18'1 (MAX.) KITCHEN/DINER & DOWNSTAIRS W.C.
- CONSERVATORY
- WELL SECLUDED GARDEN APPROX. 85'
- GARAGE OWN DRIVE
- OFF STREET PARKING FOR 3/4 CARS
- CLOSE TO SHOPS AND TUBE

Property Description

ENTRANCE DOOR

INTERNAL PORCH WITH DOOR TO:-

ENTRANCE HALL

THROUGH LOUNGE 25' 9" x 11' 6" (7.85m x 3.51m) Tiled fireplace with electric fire, double glazed window to front aspect, sliding double glazed doors to kitchen:-

KITCHEN/DINER 21' 3" (max.) x 18' 1" (max.) (6.48m x 5.51m) Base units with tiled worktops over, stainless steel single drainer sink unit, plumbed for washing machine/dishwasher. Space for fridge freezer, combination central heating boiler, part tiled walls, tiled floor, radiator. Double glazed door to conservatory, double glazed door to garage and side walkway. Leading to :-

DOWNSTAIRS W.C.

W.C. with wash hand basin.





CONSERVATORY 19' 8" x 7' 10" (5.99m x 2.39m)

LANDING

BEDROOM ONE 14' 1" x 11' 2" (4.29m x 3.4m) Built in wardrobes with cupboards above, double glazed window to front aspect, radiator.

BEDROOM TWO 11' 6" x 13' 8" (3.51m x 4.17m) Built in cupboard to alcove incorporating airing cupboard housing hot water cylinder, radiator, double glazed window to rear aspect.

BEDROOM THREE 8' 11" x 9' 6" (2.72m x 2.9m) Double glazed window to rear aspect, radiator.

SHOWER ROOM/W.C. Fully enclosed walk in shower cubicle, vanity wash hand basin with cupboard under, low level w.c., fully tiled walls, towel rail, double glazed window to front aspect.

REAR GARDEN Approx. 85' well maintained, laid to lawn with flower and shrub borders, patio area.

SINGLE GARAGE Via own drive. Potential to extend above (subject to necessary planning permission)

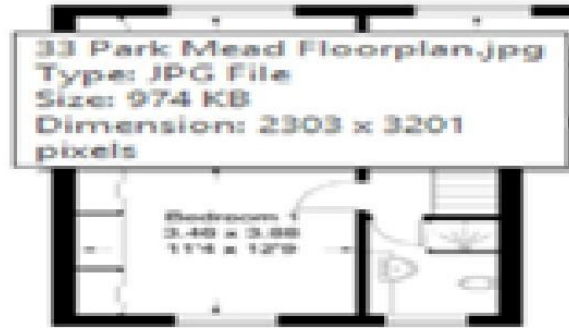
OFF ROAD PARKING FOR APPROX. 3 - 4 CARS

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.

Approximate Gross Internal Area = 145.5 sq m / 1562 sq ft
(including Garage)



Ground Floor

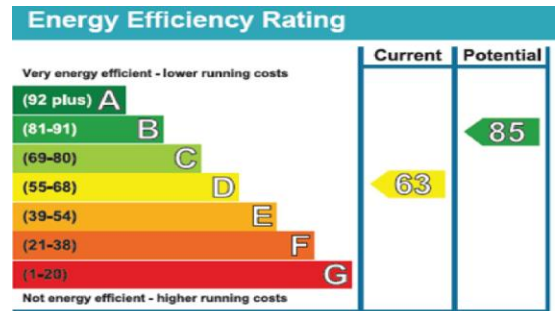


First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. Floorplans@ketch.com © 2015 001900792



AWAITING



EPC