



Park Lane, Harrow

David Conway & Co are delighted to offer this larger than average 3 bed semi with 160' garden and backing onto parkland situated in this sought after location approximately 400 yards from South Harrow's busy shopping centre and 600 yards to Piccadilly Line tube and bus station. The property comprises 28'3x 12'7 Through Lounge, 11'5 x 7'6 Modern Kitchen, Beds: 15'10 x 11'4, 12'8 x 11'5 & 8'8 x 7'7, 6'7 x 5'9 Utility Room, Modern Bathroom, gas central heating & double glazed, OFF STREET PARKING FOR 2 CARS.

£539,950

Freehold



- LARGER THAN AVERAGE 3 BED SEMI
- SOUGHT AFTER LOCATION
- 28'3 X 12'7 LOUNGE
- MODERN 11'5 X 7'6 KITCHEN
- 6'7 X 5'9 UTILITY ROOM
- MODERN BATHROOM
- GAS CENTRAL HEATING
- 160' GARDEN BACKING PARK
- OFF STREET PARKING FOR TWO CARS
- APPROX 300 YARDS TO SHOPS, 600 YARDS TO TUBE

Property Description

ENTRANCE HALL

Stairs to first floor landing with built in storage cupboard under, wood flooring, radiator.

THROUGH LOUNGE

28' 3" x 12' 7" (8.61m x 3.84m) Upvc double glazed front aspect window, coved ceilings, radiator, wood flooring, leading to:-

SUN LOGGIA

11' 6" x 4' 0" (3.51m x 1.22m) Double glazed windows, door to garden.

MODERN FITTED KITCHEN

11' 5" x 7' 6" (3.48m x 2.29m) Range of cream gloss wall units with cornice and light rails, matching base units with granite worktops over, inset stainless steel sink unit with monoblock mixer taps and cupboards under, breakfast bar, five ring gas range cooker, with stainless steel extractor over, wall mounted gas combination central heating boiler, heated ladder style towel rail, upvc double glazed side aspect window, leading to:-





UTILITY ROOM

6' 7" x 5' 9" (2.01m x 1.75m) Plumbed for dishwasher and washing machine, space for fridge/freezer, sliding double glazed patio doors to garden

BEDROOM ONE

15' 10" x 11' 4" (4.83m x 3.45m) Upvc double glazed front aspect window, fitted wardrobes, radiator.

BEDROOM TWO

12' 8" x 11' 5" (3.86m x 3.48m) Upvc double glazed rear aspect window, fitted wardrobes with matching dressing table, bedside cabinets and headboard, wood flooring, radiator.



BEDROOM THREE

8' 8" x 7' 7" (2.64m x 2.31m) Upvc double glazed rear aspect window, wood flooring, radiator.

MODERN BATHROOM/WC

White suite with panelled bath with wall mounted shower and mixer taps, vanity wash basin with cupboard under, low level wc, upvc frosted double glazed rear aspect window, fully tiled walls, heated ladder style towel rail.

GARDEN

Approx 160' garden with paved patio area leading to lawn with flower beds, circular 'Pagoda' with bench seating, backs onto park. Brick storage shed, side entrance.

OFF STREET FRONT PARKING

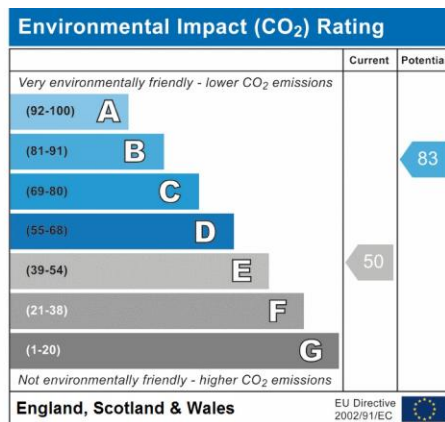
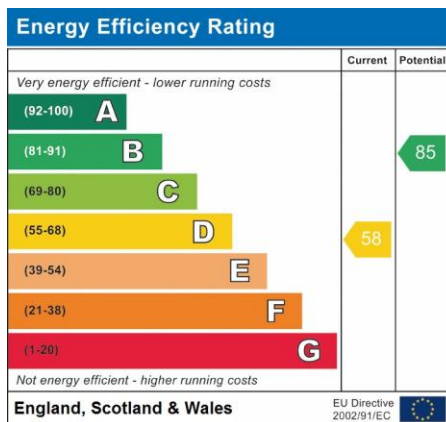
Block paved for two cars.

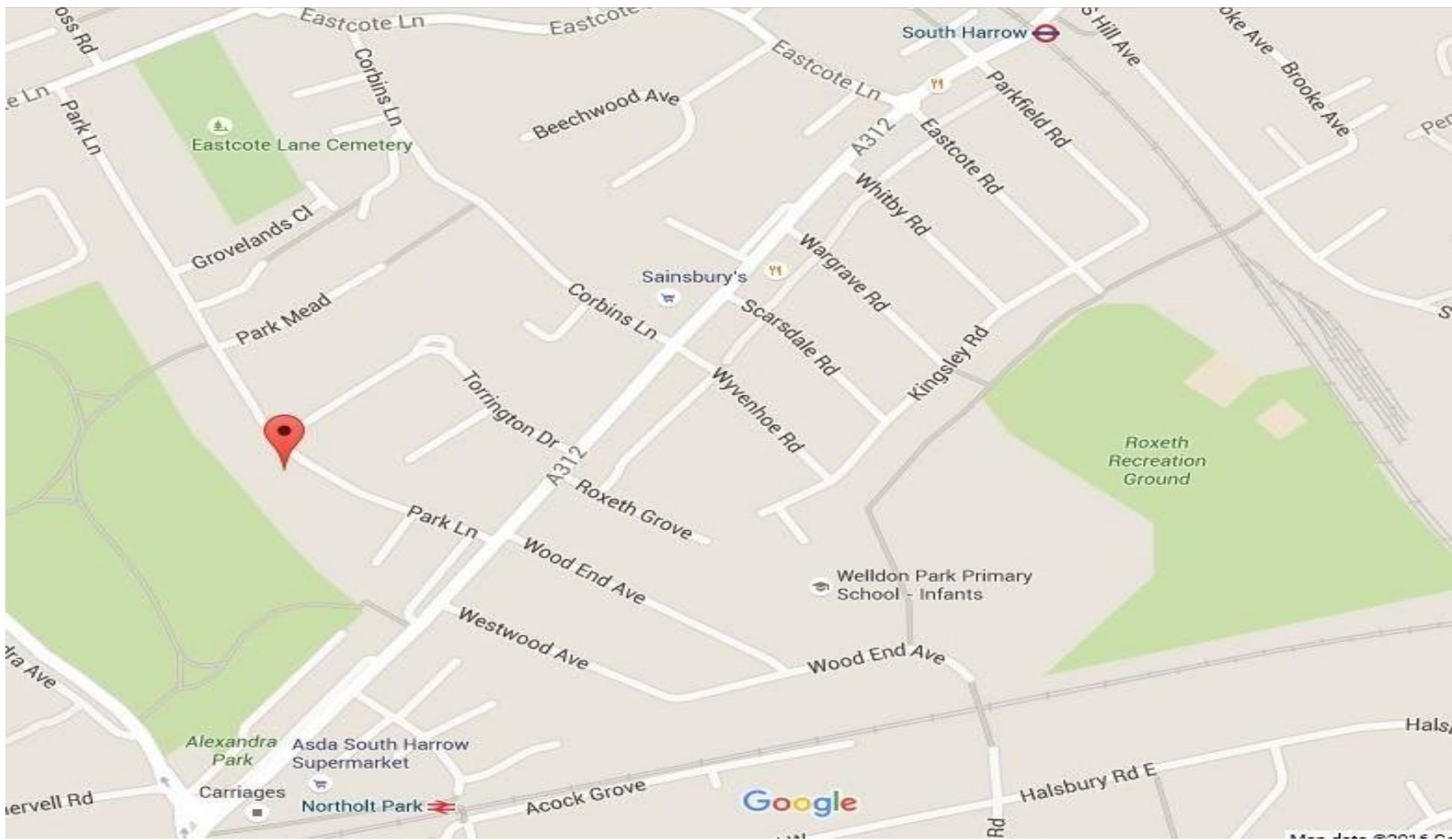
Council Tax Band C

£1,869 per annum

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).
 . We have not tested fittings, appliances or central heating systems, where applicable. All measurements are approximate.





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