





Asking Price Of £650,000

Tintern Way

Harrow

Middlesex

HA2 0SA

EPC Rating '69'

- EXTENDED 5 BED SEMI
- 15'0 x 6'10 5th BED/TV ROOM DOWNSTAIRS
- 17'0 x 14'0 KITCHEN/DINER
- 10'9 x 9'1 SUN LOUNGE
- THREE BATHROOMS
- GAS CENTRAL HEATING
- UPVC DOUBLE GLAZED
- 40' GARDEN
- OFF STREET PARKING FOR 3 CARS
- MUST BE SEEN!!!





UPVC DOUBLE GLAZED STORM PORCH

With tiled roof, door to:-

ENTRANCE HALL

Understairs storage cupboard, wood flooring, radiator, Georgian style door to lounge, doors to bedroom 5/TV ROOM, shower room and to:-

LUXURY EXTENDED KITCHEN

17' 0" x 14' 0" (5.18m x 4.27m)

Range of fitted wall units with cornice and light rails, matching base units with laminated worktops, inset stainless steel one and a quarter bowl sink unit with cupboard under and monobloc mixer tap, space for range cooker, space for plumbed American fridge/freezer and table and chairs, plumbed for dishwasher and washing machine, wall mounted gas central heating combination boiler, skylight, mainly tiled walls, tiled floor, upvc double glazed windows, upvc double glazed doors to garden.

DOWNSTAIRS SHOWER ROOM/WC

Enclosed shower cubicle, vanity wash basin with cupboard under, close coupled wc, heated ladder style towel rail, skylight, tiled floor, fully tiled walls.

THROUGH LOUNGE

26' 7" x 10' 10" (8.1m x 3.3m)

Upvc double glazed front aspect bay window, coved ceiling, two radiators, wood flooring, radiator, upvc glazed doors to:

BRICK BUILT SUN LOUNGE

10' 9" x 9' 1" (3.28m x 2.77m)

Wood flooring, upvc double glazed doors to garden, door to kitchen.

TV ROOM/BEDROOM FIVE

15' 0" x 6' 10" (4.57m x 2.08m)

Upvc double glazed front aspect window, wood flooring, radiator.

FIRST FLOOR LANDING

Stairs to second floor landing, wood flooring, doors to:-

BEDROOM ONE

13' 1" x 10' 0" (3.99m x 3.05m)

Wood flooring, radiator.

BEDROOM TWO

13' 5" x 10' 0" (4.09m x 3.05m)

Upvc double glazed rear aspect window, wood flooring, radiator.





BEDROOM THREE

7' 6" x 6' 0" (2.29m x 1.83m)

Upvc double glazed front aspect window, radiator, wood flooring.

MODERN BATHROOM/WC

White suite with corner panelled bath vanity wash basin with cupboard under, close coupled wc, fully tiled walls, tiled floor, stainless steel heated ladder style towel rail. upvc double glazed frosted rear aspect window

SECOND FLOOR LANDING

Doors to bedroom four and to:-

SECOND FLOOR SHOWER ROOM/WC

Built in shower cubicle, vanity wash basin, close coupled wc, fully tiled walls, tiled floor, upvc double glazed frosted rear aspect window, heated ladder style towel rail.

BEDROOM FOUR

15' 5" x 13' 0" (4.7m x 3.96m)

Upvc double glazed rear aspect window, two velux windows, radiator.

GARDEN

Approximately 40' with paved patio leading to lawn, aluminium garden shed.

MORTGAGES ARRANGED AT COMPETITIVE RATES

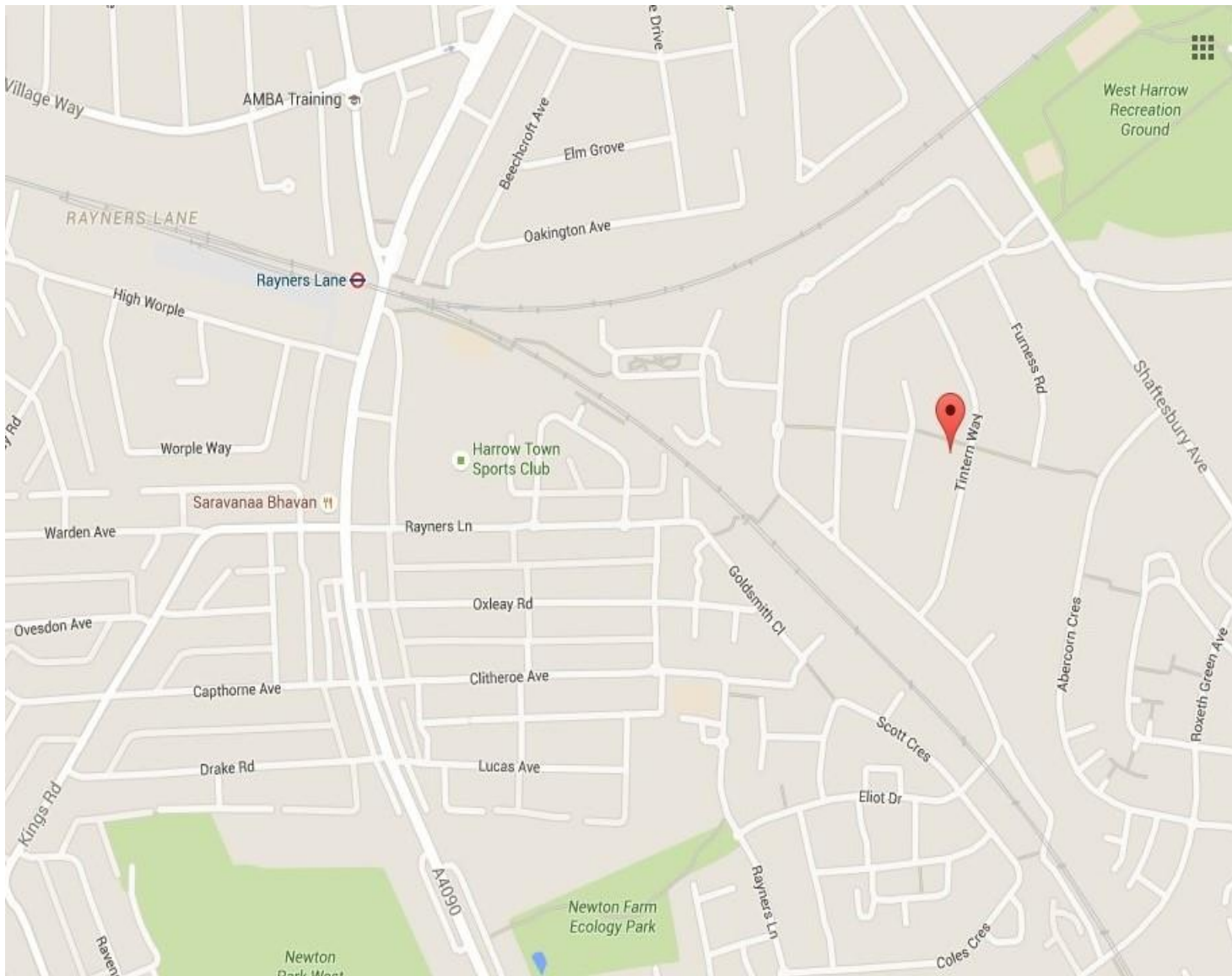
(Your home is at risk if you do not keep up repayments on the mortgage of your home or any other loans secured on it).

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.









Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
		69	87
England, Scotland & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
		63	75
England, Scotland & Wales		EU Directive 2002/91/EC	