



PARKFIELD CLOSE, NORTHOLT

£500,000

**** NO ONWARD CHAIN **** An extended two bedroom semi detached bungalow with garage, situated within a cul-de-sac, positioned just off Church Road. The property is in need of updating and offers scope for further development subject to planning permission being granted. The property briefly comprises entrance hallway, extended living room, kitchen with utility room, two bedrooms, and bathroom. Further benefits include double glazing, gas central heating, off street parking via own driveway, single garage via shared driveway and a large private rear garden.

- SEMI DETACHED BUNGALOW
- TWO BEDROOMS
- EXTENDED
- SCOPE FOR FURTHER DEVELOPMENT SUBJECT TO PLANNING PERMISSION
- NO ONWARD CHAIN DELAYS
- DOUBLE GLAZING AND GAS CENTRAL HEATING
- IN NEED OF MODERNISATION
- FRONT GARDEN WITH OFF STREET PARKING VIA OWN DRIVEWAY
- SINGLE GARAGE VIA SHARED DRIVEWAY
- LARGE PRIVATE REAR GARDEN
- UTILITY ROOM

Hallway

Entrance into hallway via side aspect double glazed door, side aspect frosted double glazed window, radiator, phone point, cupboard housing fuse box and meters, storage cupboard housing wall mounted 'Vaillant' combination boiler, side aspect window, carpeted flooring.

Living Room

21' 4" max x 10' 9" max (6.50m x 3.28m) Rear aspect double glazed French doors to garden, two rear aspect double glazed windows, feature gas fireplace, coved ceiling, two radiators, power points, carpeted flooring.

Kitchen

8' 10" x 7' 5" (2.69m x 2.24m) Side aspect double glazed window, range of wall and base level units with roll top work surfaces, one and a half bowl sink with drainer, space for cooker, space for slimline dishwasher, power points, radiator, lino flooring.

Utility Room

7' 5" x 3' 7" (2.21m x 1.09m) Rear aspect frosted stained glass door to garden, rear aspect window, spot lighting, power points, space for white goods.

Bedroom One

12' 8" max x 10' 5" into wardrobe (3.86m x 3.17m) Front aspect double glazed window, range of fitted wardrobes, radiator, power points, carpeted flooring.

Bedroom Two

10' 1" max x 7' 10" max (3.07m x 2.39m) Front aspect double glazed window, radiator, power points, carpeted flooring.

Shower Room

7' 5" x 5' 1" (2.26m x 1.55m) Side aspect frosted double glazed window, low level W/C, vanity hand wash basin, radiator with heated towel rail, shower cubicle with tiled surround, wall mounted shower with attachment, tiled flooring.

Outside

Front Garden

Off street parking via own driveway, shared driveway to garage, side aspect wooden gate leading to rear garden.

Garage

Front aspect up and over door, side aspect door to garden, rear aspect window, power and lighting.

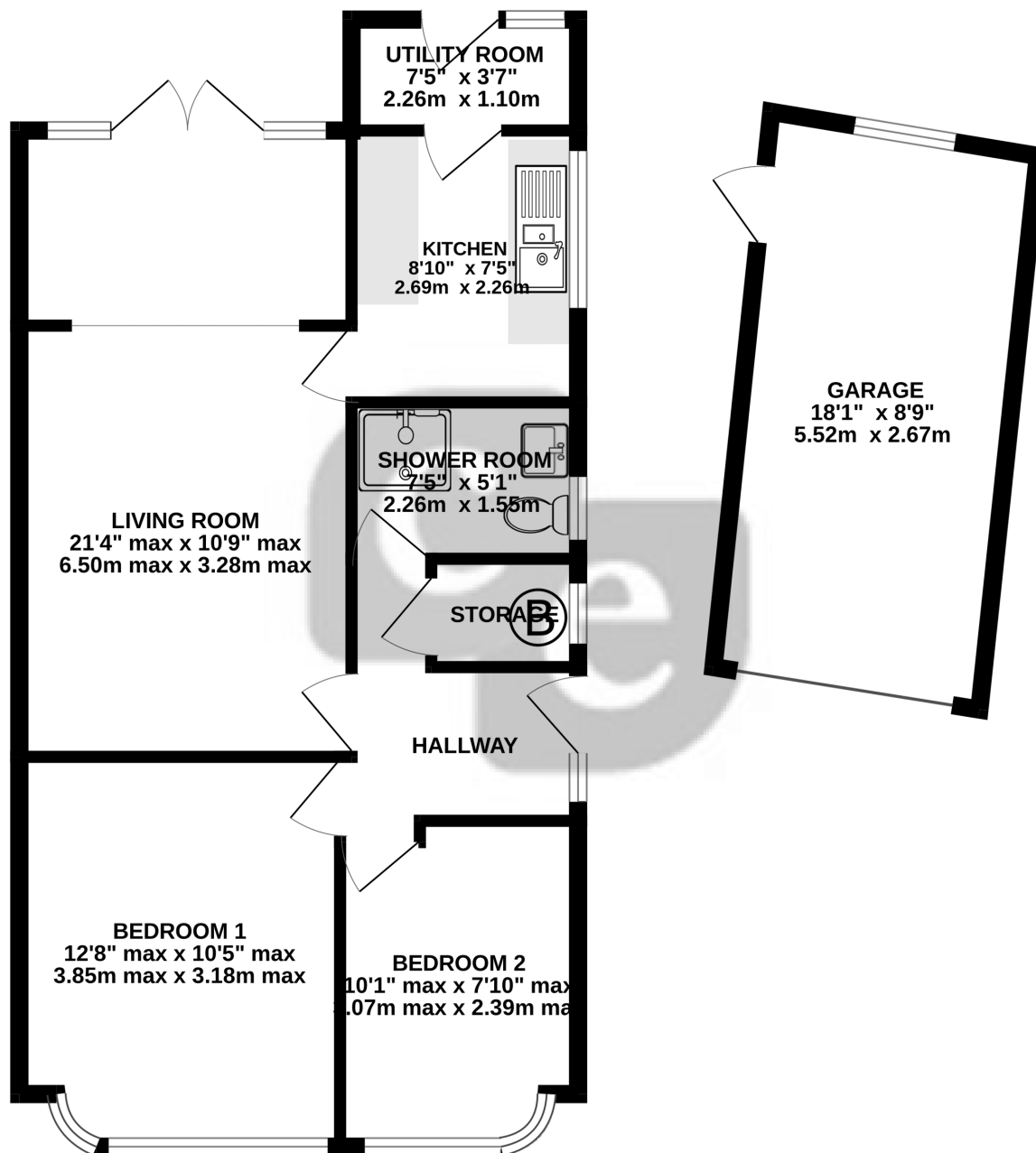
Rear Garden

Raised decking leading to mainly laid lawn, side access to front garden via wooden gate, greenhouse, wooden shed, outside tap, fence enclosed.



DISCLAIMER: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

GROUND FLOOR
775 sq.ft. (72.0 sq.m.) approx.



TOTAL FLOOR AREA : 775 sq.ft. (72.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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