



MINEHEAD ROAD, HARROW

£529,950

**** NO ONWARD CHAIN **** A three bedroom middle terrace house situated on a popular residential road conveniently located for shops, schools and transport links. The property offers scope for further development subject to planning permission being granted and briefly comprises entrance porch, hallway, through lounge/dining room, modern fitted kitchen, three bedrooms off landing and family bathroom. Further benefits include double glazing, gas central heating with combination boiler, off street parking, private rear garden and single garage with rear vehicle access via secure gated service road.

- THREE BEDROOMS
- MID TERRACE HOUSE
- SCOPE FOR FURTHER DEVELOPMENT (STPP)
- THROUGH LOUNGE/DINING ROOM
- MODERN FITTED KITCHEN
- DOUBLE GLAZING AND GAS CENTRAL HEATING
- OFF STREET PARKING
- PRIVATE REAR GARDEN
- SINGLE GARAGE WITH REAR VEHICLE ACCESS
- CONVENIENT FOR SCHOOLS, SHOPS AND TRANSPORT LINKS
- NO ONWARD CHAIN

Ground Floor

Porch

Entrance into porch via front aspect double glazed door, front aspect double glazed windows, tiled flooring.

Hallway

Entrance into hallway via front aspect door, front aspect window, coved ceiling, radiator, power points, under stairs storage housing meters, wooden flooring, stairs to first floor landing.

Lounge/Dining Room

26' 7" into bay x 10' 10" max (8.10m x 3.30m) Front aspect double glazed window into bay, rear aspect double glazed patio door to garden, coved ceiling, two radiators, power points, TV aerial, phone point, wooden flooring.

Kitchen

11' 9" x 5' 8" (3.58m x 1.73m) Rear aspect frosted double glazed door, rear aspect frosted double glazed window, range of wall and base level units with square edge work surfaces, matching upstands, single sink with mixer tap, integrated four hob gas cooker with oven below and overhead extractor fan, integrated fridge/freezer, integrated washing machine, cupboard housing wall mounted 'Valliant' combination boiler, power points, tiled flooring.

First Floor

Landing

Loft access, fitted cupboard.

Bedroom One

14' 6" into bay x 10' 3" into wardrobe (4.42m x 3.12m) Front aspect double glazed window into bay, coved ceiling, range of fitted wardrobes, radiator, power points, wooden flooring.

Bedroom Two

11' 8" x 10' 3" into wardrobe (3.56m x 3.12m) Rear aspect double glazed window, range of fitted wardrobes, radiator, power points, wooden flooring.

Bedroom Three

7' 2" x 6' 1" (2.18m x 1.85m) Front aspect double glazed window, radiator, power points, wooden flooring.

Bathroom

7' 11" x 6' 1" (2.41m x 1.85m) Rear aspect frosted double glazed window, low level W/C, vanity hand wash basin, corner bath with mixer tap, glass shower screen, wall mounted shower with attachment, overhead shower head, spot lighting, wall mounted heated towel rail, radiator, tiled walls, tiled flooring.

Outside

Front Garden

Block paved driveway providing off street parking, stocked flower beds.

Rear Garden

Patio leading to laid lawn, outside tap, fence enclosed.

Garage

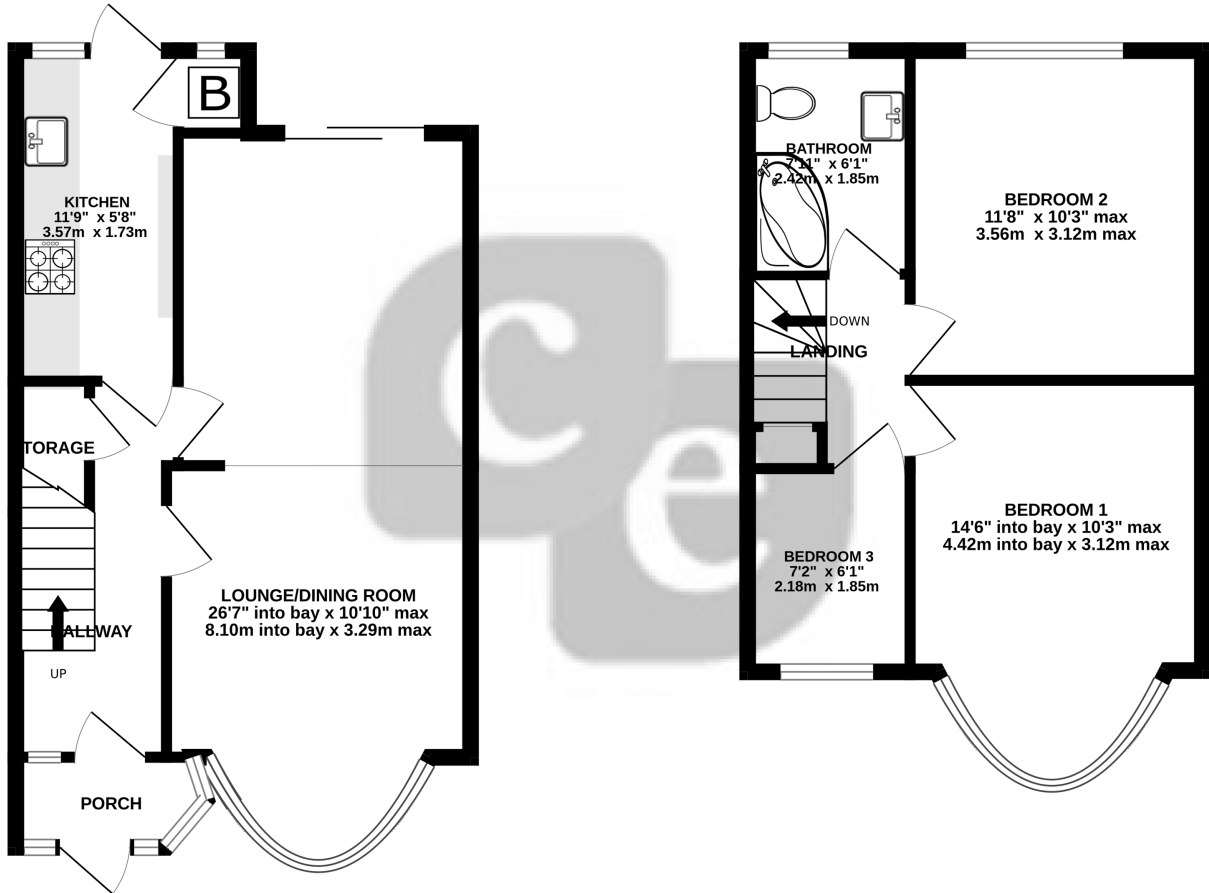
Single garage with rear up and over door, side aspect door, front aspect window, rear vehicle access via secure gated service road.



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
422 sq.ft. (39.2 sq.m.) approx.

1ST FLOOR
377 sq.ft. (35.1 sq.m.) approx.



TOTAL FLOOR AREA : 799 sq.ft. (74.2 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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