

REVIEW ROAD, LONDON, NW2 7BH



EPC Rating: D

We are pleased to be able to offer for sale this extended end terrace corner house and situated in the popular Brentwater area and located within a few hundred yards of Crest Road schools and bus services.

Benefits include:-

- Gas central heating
- Double glazed windows
- End terrace property
- Ground floor single storey side extension and ground floor single storey rear extension providing kitchen/diner.
- Two bathrooms
- Detached garage to rear of property, approached via its own drive-in from Heather Road.
- Corner house.
- Chain free sale
- 3 good sized bedrooms to first floor
- The nearest station is Neasden (Jubilee Line)
- Brent Cross West Station will be opening in early 2024 and will have trains into central London in 15 minutes or so
- Brent Cross shopping complex is approximately 2 to 3 miles radius

PRICE: £695,000.....FREEHOLD

REVIEW ROAD, LONDON, NW2 7BH (CONTINUED)

The accommodation comprises the following:

Ground Floor:**Entrance Hall:**

Living Room (front): 12'x10'8" (3.62m x 3.24). Double glazed window.

Inner Lobby: With door to:

Shower Room/WC: Walk-in open shower. Fully tiled walls and flooring. Wash hand basin with mixer tap. Low level WC with concealed cistern.

Dining Room: 13' x 11.3" (3.96m x 3.44m). Open plan with

Kitchen/Diner Extension: 15'9 x 9.1" (4.80m x 2.76m). Fitted with a range of eye level wall mounted cupboards and matching base cabinets with work surfaces above. Wall mounted gas boiler. Built-in gas hob with extractor hood above and split-level double oven. Ceramic tiled flooring. Sliding patio doors to rear garden. Breakfast bar. Single drainer sink unit with mixer tap.

Granny Annex:

Bedroom: 10'4" x 9'2" (3.14m x 2.80m).

Kitchen/Living Room: 21'4" x 8'6". Double glazed doors leading to rear garden. Wood laminate flooring. Kitchen area with ceramic hob and oven below. Matching wall cupboards and base cabinets with work surfaces above. Single drainer stainless steel sink unit. Plumbed for washing machine.

First Floor:

Bedroom 1 (rear): 12'6" x 10'2" (3.81m x 3.10m). Double glazed window. Built-in wardrobes.

Bedroom 2 (front): 12' x 10'8" (3.62m x 3.24m). Double glazed windows. Built-in wardrobes.

Bedroom 3 (side): 12' x 7' (3.66m x 2.15m). Double glazed window.

Bathroom/WC: Tiled flooring. Low level WC. Heated towel rail. Wash hand basin with mixer tap. Step up to bath with shower screen. Double glazed window. Wall cupboards.

External Features: Detached garage to rear of property approached via its own drive in from Heather Road. Off street parking to front garden for at least 2 vehicles. Rear garden some 40' in length mainly lawn.

PRICE: £695,000 FREEHOLD

VIEWING BY APPOINTMENT ONLY THROUGH OWNERS' SOLE AGENTS, HOOPERS, AS ABOVE.

If there is anything in our particulars of which you are uncertain, please contact us for clarification and particularly do so if you are contemplating travelling a long distance to view a property. All measurements are approximate and as rooms are measured with a sonic tape measure, accuracy cannot be guaranteed. We have not checked the operational condition of the services connected/wiring/appliances at the property and as such offer no warranties thereto. All distances mentioned to and from local amenities are approximate and based on particular routes.

REVIEW ROAD, LONDON, NW2 7BH (CONTINUED)

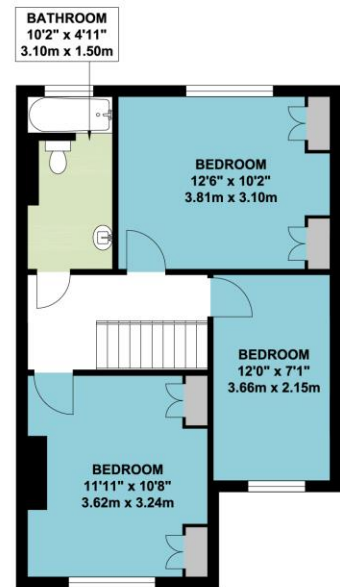


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LONDON NW2**



GROUND FLOOR



FIRST FLOOR

APPROX. GROSS INTERNAL FLOOR AREA 1364.32 SQ. FT / 126.75 SQ. M

WHILST EVERY ATTEMPT HAS BEEN MADE TO ENSURE THE ACCURACY OF THE FLOOR PLAN 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.
FLOOR PLANS ARE NOT DONE TO "SCALE".