



DUDLEY ROAD, HARROW

£449,950

**** NO ONWARD CHAIN **** A spacious two bedroom semi detached bungalow conveniently located within 0.7 miles from South Harrow Piccadilly Line station. The property offers scope for further development subject to planning permission being granted and briefly comprises entrance porch, hallway, bay fronted living room, kitchen/breakfast room, lean-to, two bedrooms and bathroom. Further benefits include double glazing, gas central heating, multiple off street parking and private rear garden.

- TWO BEDROOM
- SEMI DETACHED BUNGALOW
- KITCHEN/ BREAKFAST ROOM
- CONVENIENTLY LOCATED FOR SHOPS, SCHOOLS AND TRANSPORT LINKS
- LEAN TO
- NO ONWARD CHAIN
- MULTIPLE OFF STREET PARKING
- PRIVATE REAR GARDEN
- DOUBLE GLAZING AND GAS CENTRAL HEATING

Ground Floor

Porch

Front aspect double glazed window, side aspect double glazed window, coved ceiling, tiled flooring.

Hallway

Front aspect door, side aspect double glazed window, loft access, coved ceiling, radiator, power points, cupboard housing meters, laminate flooring.

Living Room

16' 5" into bay x 11' 9" (5.00m x 3.58m) Front aspect double glazed window into bay, coved ceiling, radiator, power points, TV aerial, phone point, laminate flooring.

Kitchen/Breakfast Room

14' 7" max x 10' 9" max (4.45m x 3.28m) Rear aspect double glazed French doors, two rear aspect double glazed windows, side aspect frosted double glazed window, range of wall and base level units with square edge work surfaces, single sink with drainer, integrated gas hob with overhead extractor fan, integrated oven, space for fridge/freezer, plumbed for washing machine, wall mounted cupboard enclosed 'Vaillant' boiler, part tiled walls, radiator, power points, coved ceiling, spot lighting, tiled flooring.

Lean To

19' 0" x 5' 6" (5.79m x 1.68m) Rear aspect double doors, rear aspect windows.

Bedroom One

10' 10" x 10' 5" (3.30m x 3.17m) Rear aspect double glazed window, coved ceiling, radiator, power points, laminate flooring.

Bedroom Two

9' 8" x 7' 1" (2.95m x 2.16m) Front aspect double glazed window, coved ceiling, radiator, power points, laminate flooring.

Bathroom

7' 2" x 5' 9" (2.18m x 1.75m) Side aspect frosted double glazed window, low level W/C, vanity hand wash basin, corner shower with wall mounted shower and attachment, overhead shower head, sliding glass shower doors, tiled walls, wall mounted medicine cabinet, wall mounted heated towel rail, shaving point, extractor fan, spot lighting, lino flooring.

Outside

Front Garden

Multiple off street parking via own driveway, shared side access via wooden gate leading to rear garden.

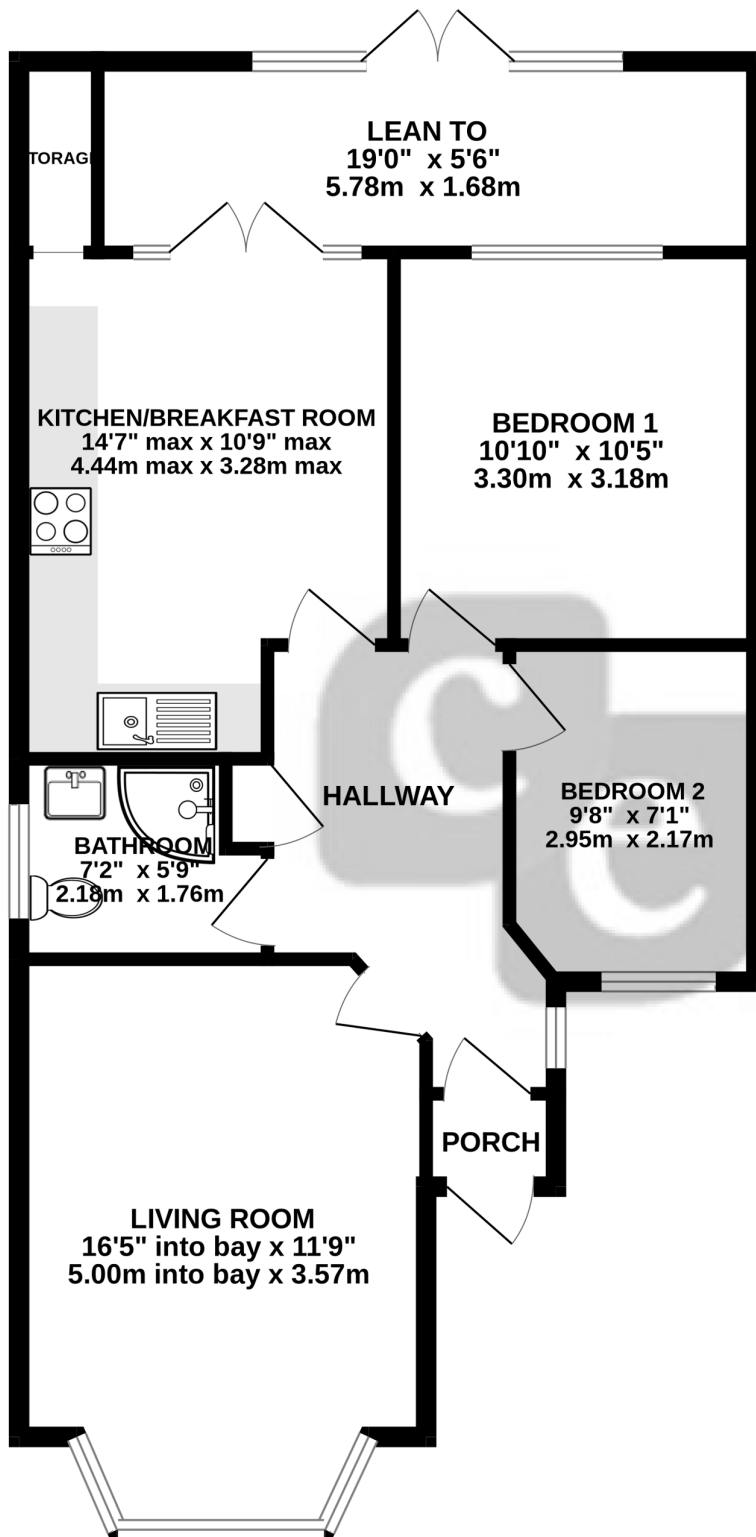
Rear Garden

Patio leading to mainly laid lawn, fence enclosed, shared side access to front garden via wooden gate.



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
757 sq.ft. (70.3 sq.m.) approx.



TOTAL FLOOR AREA : 757 sq.ft. (70.3 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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