

DAVID CHARLES

ESTATE AGENTS • VALUERS • SURVEYORS
THE ESTATE OFFICE • 34 HIGH STREET • PINNER • MIDDLESEX HA5 5PW
TELEPHONE 020 8866 0222 • FAX 020 8868 3544
WEBSITE www.david-charles.co.uk • E-MAIL pinner-sales@david-charles.co.uk

LINCOLN ROAD, NORTH HARROW, HA2 7RH



PRICE ... £879,000 FREEHOLD

This substantial five bedroom semi detached family home (2136 sq ft) is located on a quiet residential road within moments of Yeading Park and half a mile to North Harrow town centre. It is also within the catchment area of Cannon Lane and Nower Hill schools. The accommodation includes a front reception room and a contemporary open plan 24' family/ dining room leading to a 22' 'rustic' style kitchen with granite worktops. This is complimented by wood flooring and exposed brickwork on the ground floor and there is the added benefit of a wet room. The first floor offers four double bedrooms, bedroom five and a large family bathroom. Stairs lead to a second floor 25' games room that could be converted into a master bedroom suite (subject to obtaining council approval). Outside there is a garage with own drive and a 150' secluded rear garden with a raised patio with storage below, a main lawn and an outhouse/ studio.

020 8866 0222





COUNCIL TAX

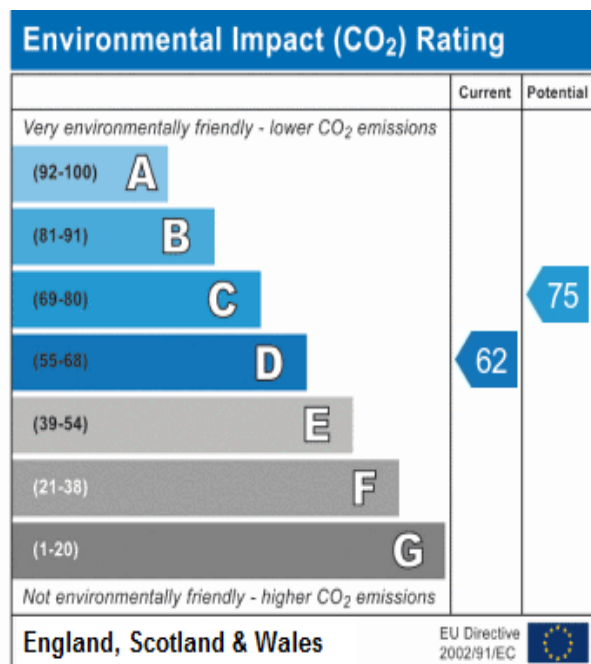
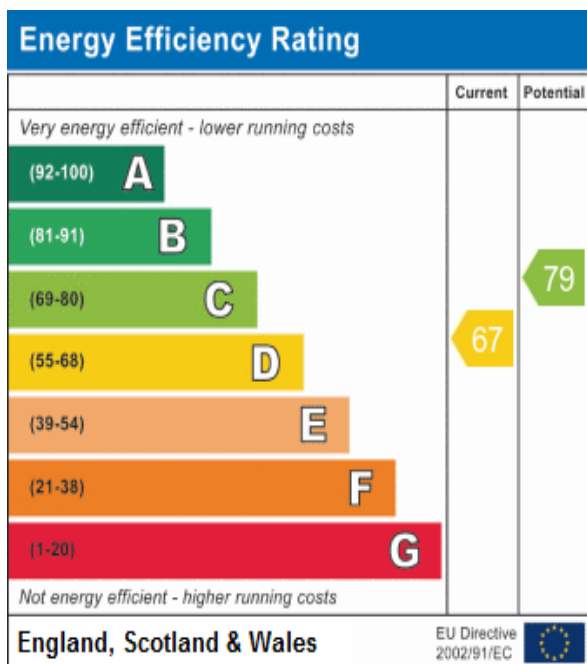
London Borough of Harrow - Band E - £1,989.39

LOCAL SCHOOLS

St. John Fisher Catholic School - 0.3 mile
 Cannon Lane School - 0.8 miles
 Nower Hill School - 0.5 miles

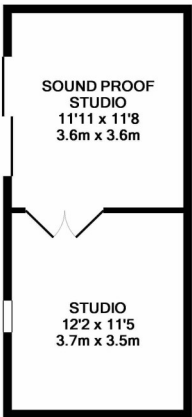
LOCAL TRANSPORT

Pinner Metropolitan Line Station - 0.7 mile
 North Harrow Station - 0.4 mile

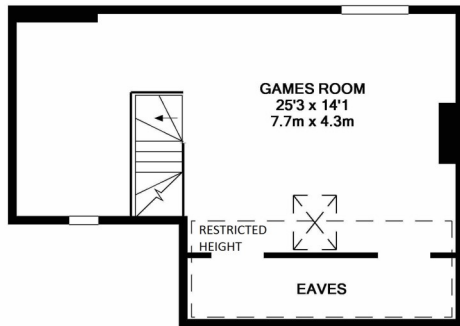




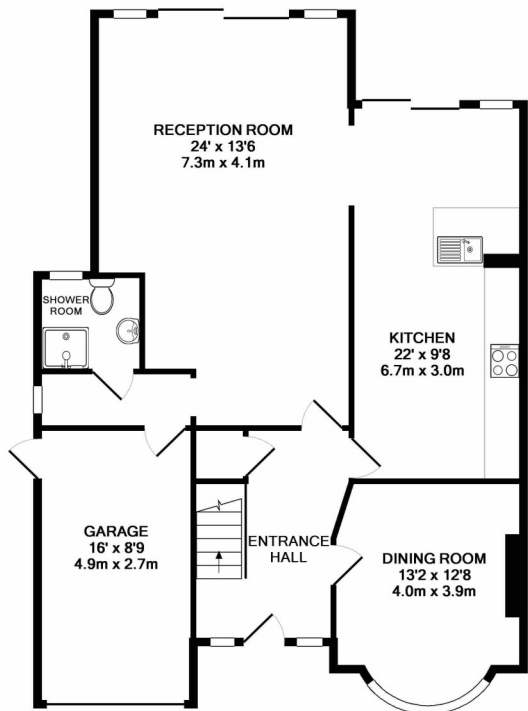
OUTBUILDING



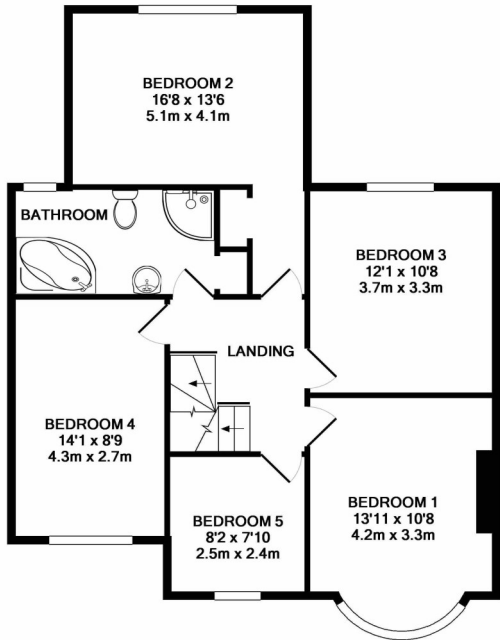
OUTBUILDING



2ND FLOOR



GROUND FLOOR



1ST FLOOR

LINCOLN ROAD HA2
TOTAL APPROX. FLOOR AREA 2136 SQ.FT. (198.4 SQ.M.)
Measurements are approximate. Not to scale. Illustrative purposes only
(EXCLUDES RESTRICTED HEIGHT & OUT BUILDINGS)

For appointments to view please call David Charles 020 8866 0222

All measurements are taken manually and whilst every care is taken with their accuracy they must be considered approximate and should not be relied upon when purchasing carpets or furniture. No responsibility is taken for any error, omission or misunderstanding in these particulars which do not constitute an offer or contract. Services and appliances have not been tested and therefore no warranty is offered on their operational condition.