

# DAVID CHARLES

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## GREYSTOKE AVENUE, PINNER, MIDDLESEX, HA5 5SN



**PRICE.... £725,000...FREEHOLD**

This three bedroom semi detached house is set on a quiet and popular road and has excellent potential for a double storey side extension with over 30 Ft space to the side. The natural light accommodation includes two linked reception rooms, a modern kitchen with a separate utility area and a guest cloakroom. The first floor has two double bedrooms with fitted wardrobes, a 10' bedroom three and a shower room. Outside the blocked paved drive provides parking for three cars and there is a secluded 40' south facing rear garden with a patio, main lawn and a storage shed. The house is ideally located in the catchment area of Pinner Park & Nower Hill schools (Ofsted outstanding) and is within half a mile of North Harrows shopping facilities. Pinner Village and the Metropolitan line tube station is a mile away.

**020 8866 0222**









### **COUNCIL TAX**

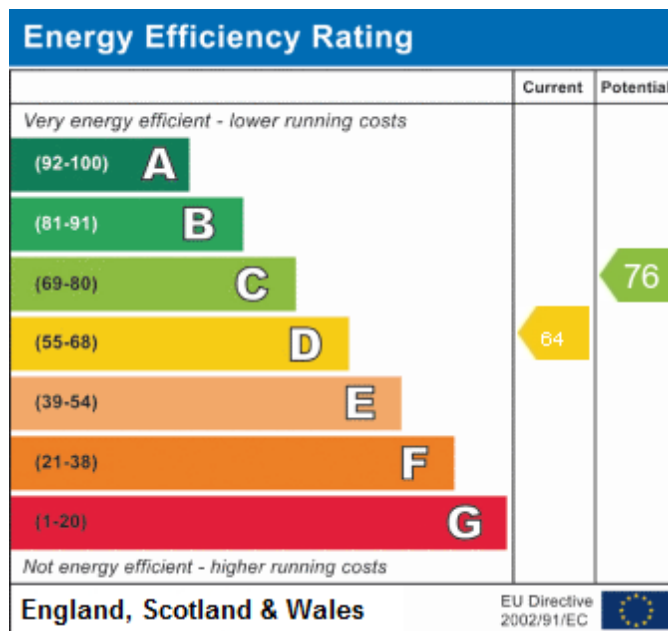
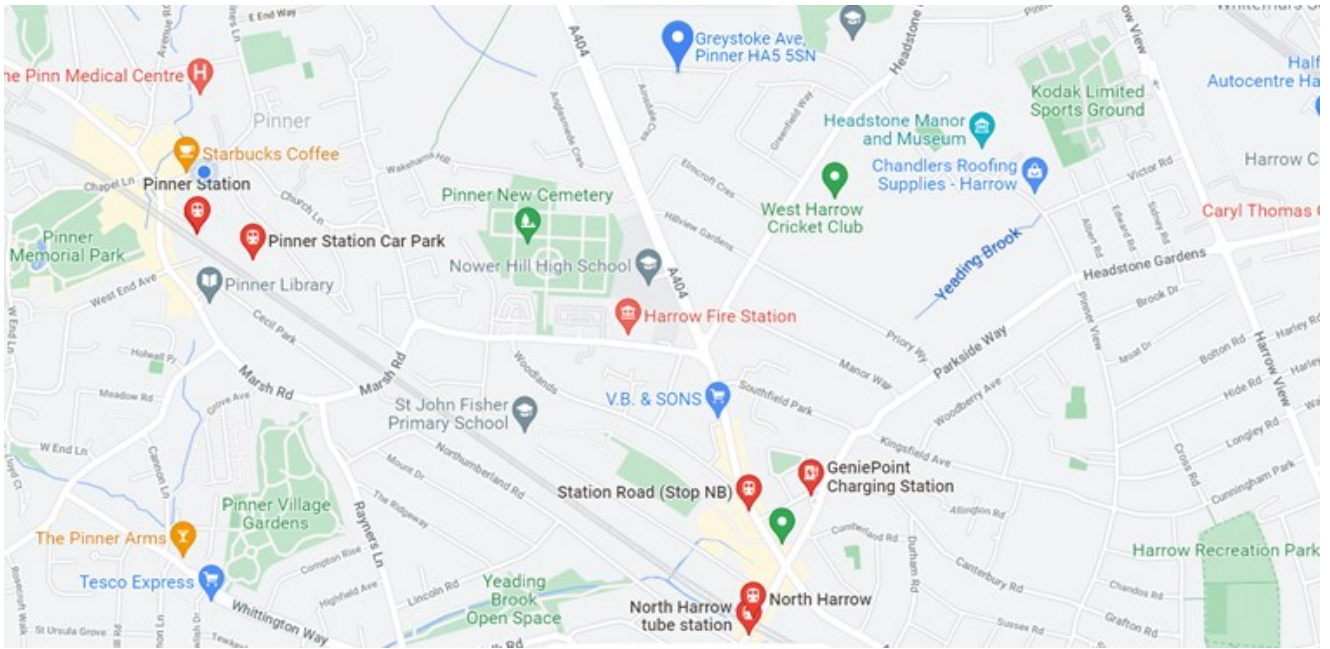
Harrow Borough Council - Band E - £2,398.44

### **LOCAL SCHOOLS**

Pinner Park Primary School - 0.34 Miles  
St John Fisher Catholic Primary School - 0.55 Miles  
Nower Hill High School - 0.35 Miles  
Hatch End High School - 0.79 Miles

### **LOCAL TRANSPORT**

Pinner Station (Metropolitan Line) - 1.1 miles  
North Harrow Station (Metropolitan Line) - 1.1 miles  
Hatch End Station - 1.3 miles



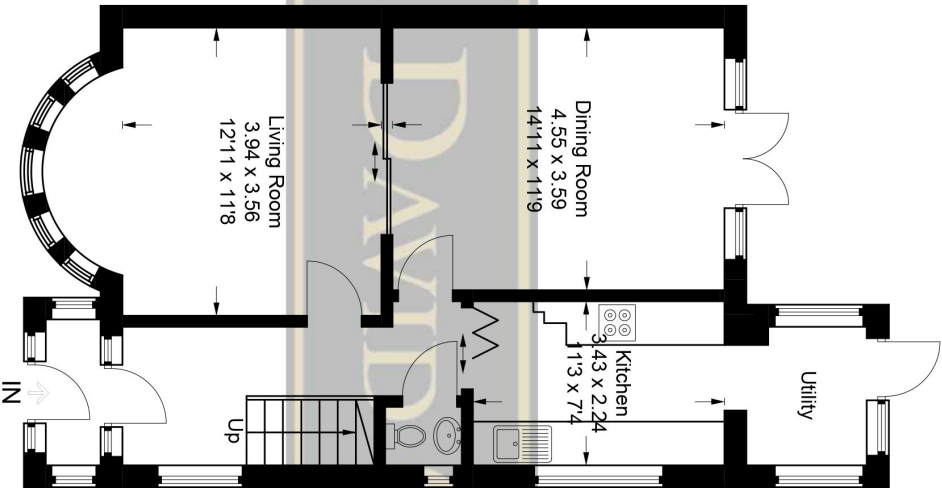
# Greystoke Avenue

Approximate Gross Internal Area

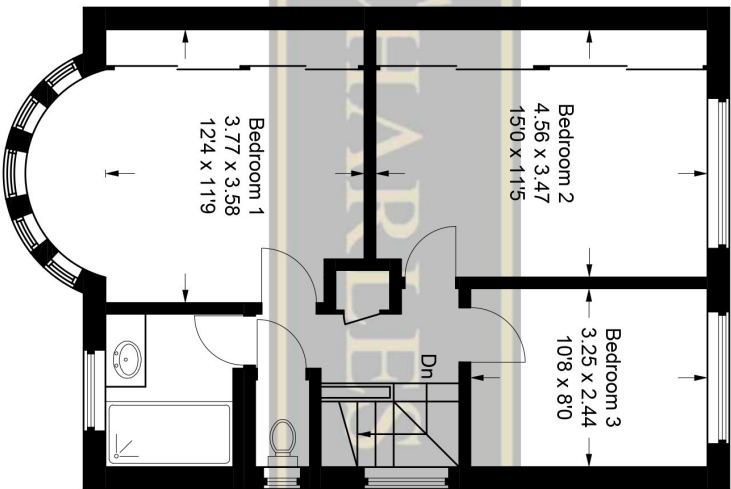
Ground Floor = 58.1 sq m / 625 sq ft

First Floor = 51.8 sq m / 557 sq ft

Total = 109.9 sq m / 1,182 sq ft



**Ground Floor**



**First Floor**

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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***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.*