

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

SUMMIT ROAD, NORTHOLT, MIDDLESEX, UB5 5HL



PRICE...£799,950....FREEHOLD

This bright and well presented five bedroom, two bathroom end of terrace family home (1,770 sq.ft/164.5 sq.m) is set within the ever popular location of Northolt Village and is located within easy reach of Northolt Central Line Tube Station, Belvue Conservation Park, Northala Park, Islip Manor Park, Greenford Country Side Park and the Grand Union Canal. The accommodation on the ground floor comprises of own front door leading to an entrance hall with built-in understairs storage area, 39ft triple aspect sitting/dining room with double doors opening to an 11'11ft modern fitted kitchen, and modern fitted shower room/WC. On the first floor there are five bedrooms and a modern fitted shower room/WC. On the Second Floor there is a 27'1ft x 16'9ft loft storage room. Outside there is a front garden which is mainly laid to lawn and steps leading down front and a 43ft rear garden which is mainly laid to lawn with flower borders and a path leading to own private 26ft garage with an electric door and rubber roof. The property benefits from having Solar Panels a recently updated roof, double glazing, boiler and from being sold chain free.

020 8866 0222













COUNCIL TAX

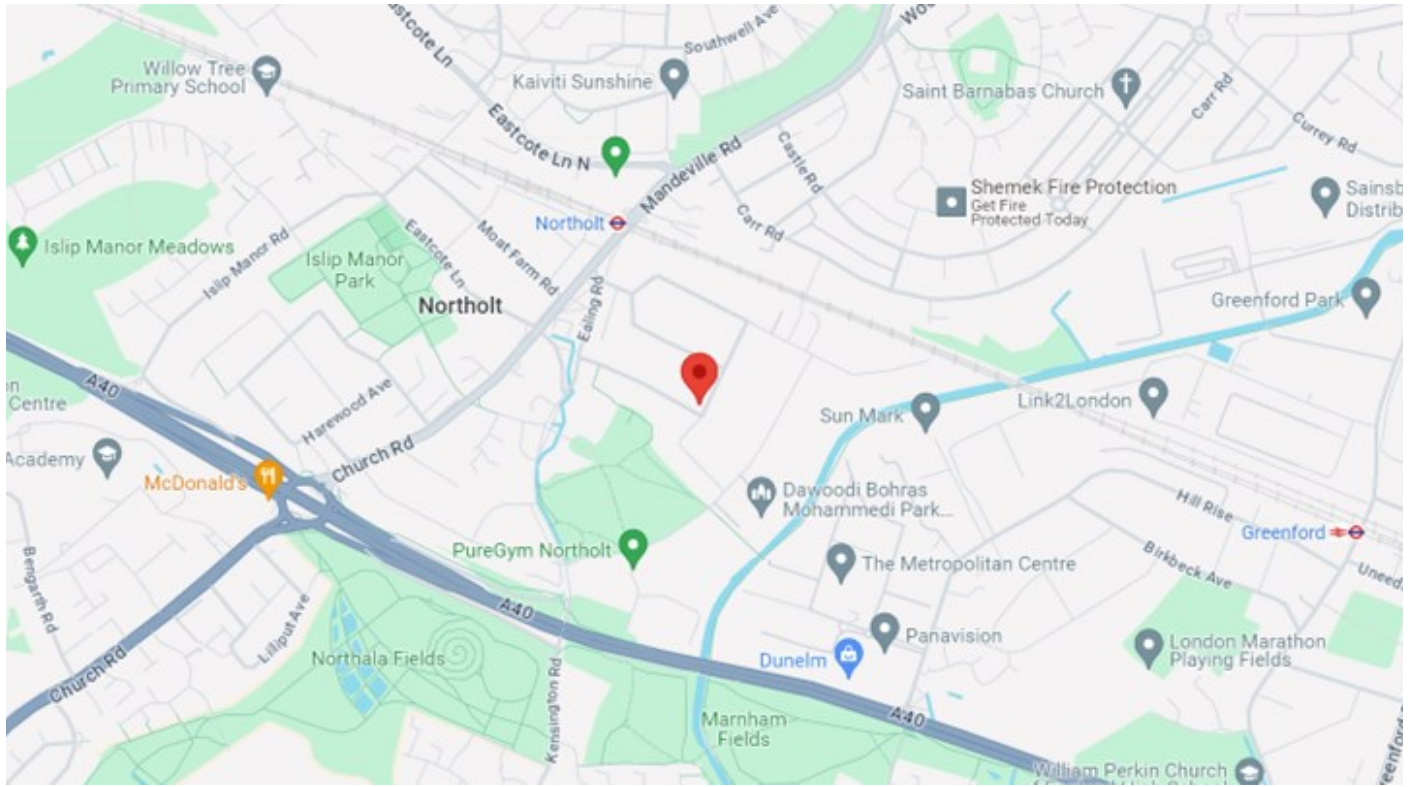
London Borough of Ealing - Band E - £2,381.31

LOCAL SCHOOLS

Petts Hill Primary School - 0.64 Miles
Gifford Primary School (Ofsted Outstanding) - 0.68 Miles
Northolt High School - 0.69 Miles
Alec Reed Academy - 0.71 Miles

LOCAL TRANSPORT

Northolt Station (Central Line) - 0.4 Miles



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	87	90
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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Summit Road

Approximate Gross Internal Area

Ground Floor = 64.5 sq m / 694 sq ft

First Floor = 57.9 sq m / 623 sq ft

Loft = 42.1 sq m / 453 sq ft

Garage = 26.5 sq m / 285 sq ft

Total = 191.0 sq m / 2,055 sq ft



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.

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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