

A CHARACTER THREE/FOUR BEDROOM HOME WITH POTENTIAL TO EXTEND (STPP)

Vicarage Way, North Harrow, HA2 7HY



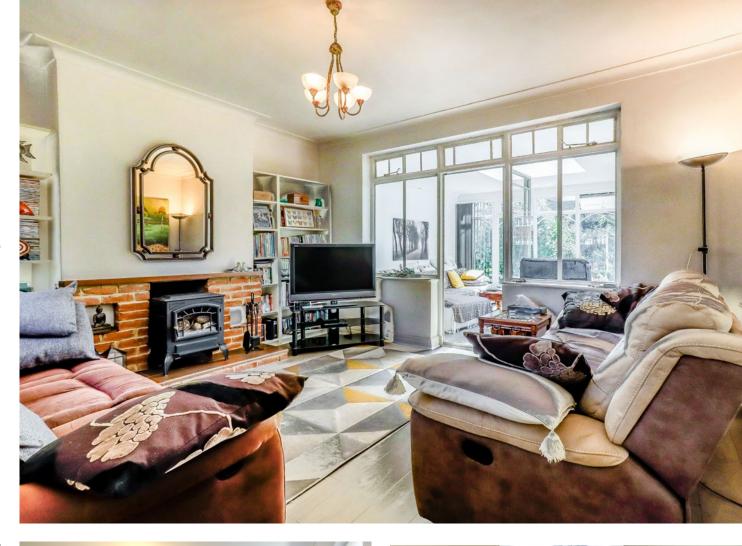
## A CHARACTER THREE/FOUR BEDROOM FAMILY HOME

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ENTRANCE HALLWAY•TWO RECEPTION
ROOMS•CONSERVATORY•KITCHEN/BREAKFAST
ROOM•UTILITY ROOM•GROUND FLOOR WC
& SHOWER•THREE FIRST FLOOR BEDROOMS•
GROUND FLOOR BEDROOM/STUDY•FAMILY
BATHROOM•PRIVATE REAR GARDEN•OFFSTREET PARKING & GARAGE•SCOPE TO EXTEND
(STPP)

## **Description**

A well maintained three/four bedroom, semi-detached family home situated just a short distance from local amenities, schools and excellent transport links. This property offers ample scope to extend (STPP). The ground floor comprises an entrance hallway allowing access to two generous reception rooms, a well-equipped kitchen/breakfast room offering a range of fitted units, and a large conservatory. Completing the ground floor is a utility room that leads to a guest WC with a shower, and a guest bedroom which can alternatively be utilised as a home office/study. To the first floor there are three double bedrooms with one benefiting from fitted wardrobes, a family bathroom and a separate WC.











Externally the property boasts a large, well maintained rear garden that is laid to lawn with a variety of established shrubs and flower beds. There is a patio area for outdoor dining in the summer months, and a good size summer house allowing you to enjoy the garden all year round. To the front of the property there is a driveway providing off-street parking for multiple cars, and a garage.

## Location

Located off Imperial Drive, this property is within easy reach of both Rayners Lane and North Harrow Amenities, with Pinner and Eastcote just a short distance away. For commuters, Rayners Lane station provides regular links into the City via the Metropolitan and Piccadilly Line, with nearby North Harrow and West Harrow stations providing the Metropolitan Line. The area is well served by local primary and secondary schooling, children's parks/playgrounds and recreational facilities.

## **Additional Information**

Guide Price: Price on Application

Tenure: Freehold

Local Authority: London Borough of Harrow

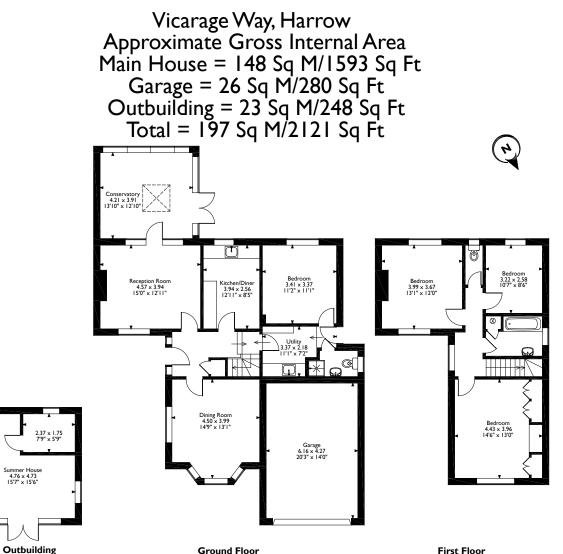
Council Tax: Band E

Energy Efficiency Rating: Band E









Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.



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