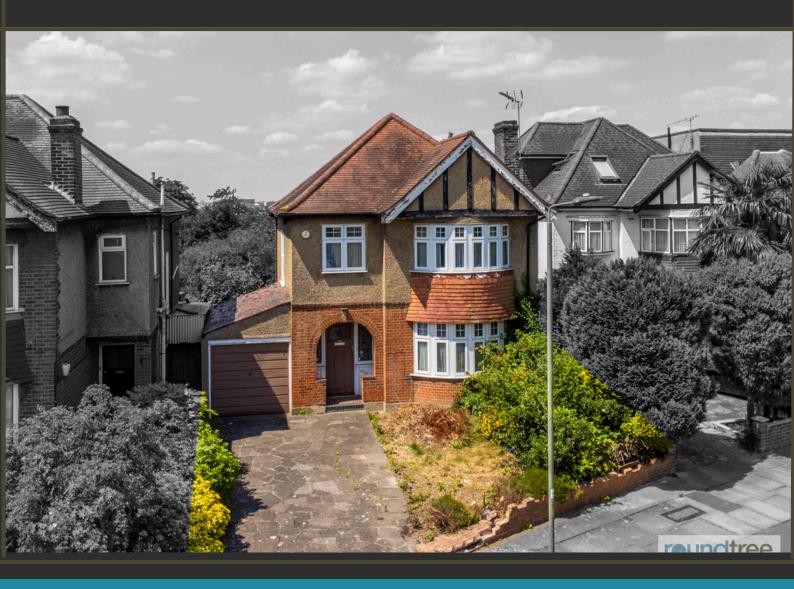
# reundtree

real estate



### **SUNNY GARDENS ROAD, HENDON NW4**

£950,000







Freehold





## reundtree real estate

With beautiful views across Sunny Hill Park is this 3 bedroom detached family home. The property internally requires full renovation and has planning approved to extend to a 7 bedroom house over 4 floors.



- 3 bedrooms
- Through room
- Large rear garden backing onto Sunny Hill Park
- Driveway Parking
- In need of renovation



# reundtree real estate







The property is ideally located for schooling, transport links into and out of London and Hendons amenities. Chain free.

### FLOOR PLAN

## reundtree

real estate



#### **SUNNY GARDENS ROAD, HENDON NW4**



Approximate Area = 1389 sq ft / 129 sq m

For identification only Not to scale

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**EPC** 





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General: While we endeavor to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalizing their offer to purchase. THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERRED TO IN THESE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS OR TENANTS. NEITHER ROUNDTREE NOR ANY OF ITS EMPLOYEES OR AGENTS HAS ANY AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY WHATEVER IN RELATION TO THIS PROPERTY.