 **2**
Bedrooms

 **1**
Bathroom

57a High Street, Harrow, Middlesex, HA3 5DQ |
harrow@hiltonandfox.com

02084260631

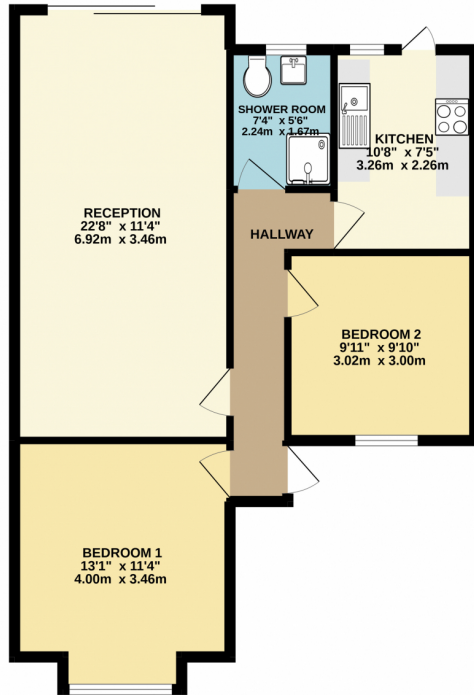


Hilton & fox are pleased to present to the market, this two bedroom semi detached bungalow situated within this quite residential area, located just off West End Road. Internally the property comprises of two double bedrooms, a spacious lounge, shower room and kitchen. Externally to the rear you find a approx 70ft garden with a large storage area at the end. The double garage is accessed via a shared driveway and there is also potential to create off street parking to the front. For the developer there is potential to extend into the loft and rear subject to the usual planning permissions. Sacred Heart Catholic school is close by as are shops, restaurants and convenience stores. Ruislip Gardens central line underground station is approx 0.6 miles away with links into central London. For motorists the A40, M40 & M25 motorways are all easily accessible. The property is being offered for sale with NO CHAIN, call now to arrange a viewing!

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GROUND FLOOR
673 sq.ft. (62.5 sq.m.) approx.



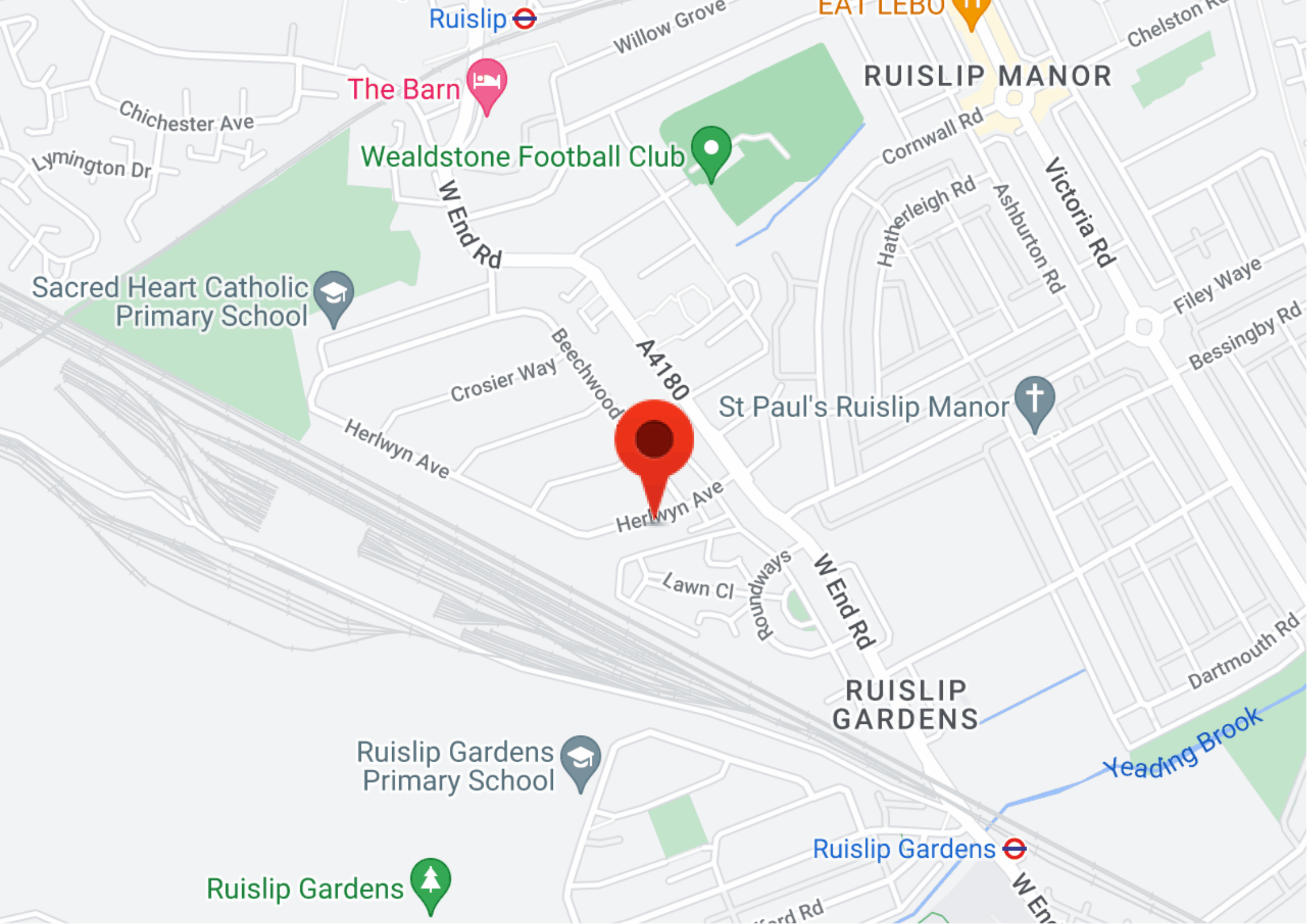
TOTAL FLOOR AREA : 673 sq.ft. (62.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Homestyler

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		90
(81-91) B		
(69-80) C	87	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC 





Ruislip

RUISLIP MANOR

The Barn

Wealdstone Football Club

Sacred Heart Catholic Primary School

St Paul's Ruislip Manor

RUISLIP GARDENS

Ruislip Gardens Primary School

Ruislip Gardens

Ruislip Gardens

Willow Grove

Cornwall Rd

Victoria Rd

W End Rd

Hatherleigh Rd

Ashburton Rd

Crosier Way

Beechwood

A4180

Herlwyn Ave

Herlwyn Ave

Lawn Cl

Roundways

W End Rd

Filey Way

Bessingby Rd

Dartmouth Rd

Yeading Brook

W End