



- 3 Bedrooms
- · Semi Detached House
- Potential to extend (Subject to Planning)
- · Separate Detached Garage
- Close to the Broadwalk Shopping Centre
- Close to Stanmore Underground Station (Jubilee Line)
- Close to Edgware Station (Northern Line)

Sought after location

£798,000

**Subject To Contract** 





## **MELVIN JACOBS ESTATE AGENTS**

Sales, Lettings & Block Management

















## **Entrance**

Lounge (17' 2" x 12' 2") or (5.23m x 3.70m)

Dining room into bay (15' 0" x 13' 7") or (4.56m x 4.13m)

Kitchen (10' 2" x 9' 4") or (3.10m x 2.85m)

GARDEN (50' 2" x 32' 4") or (15.30m x 9.86m)

Shed (6' 11" x 4' 11") or (2.10m x 1.50m)

Garage (18' 4" x 8' 7") or (5.60m x 2.62m)

Bedroom 1 (15' 1" x 12' 0") or (4.60m x 3.65m)

Bedroom 2 (14' 0" x 11' 11") or (4.26m x 3.64m)

Bedroom 3 (9' 1" x 7' 9") or (2.78m x 2.36m)

**Bathroom** 

**Tenure** 

We are informed that the tenure is Not Specified

**Council Tax** 

Council tax band: F

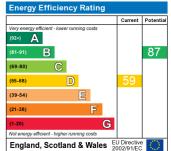
Viewing

Strictly By Appointment Only. Melvin Jacobs, 020 8381 2908

## **Melvin Jacobs Estate Agents**

45 - 47 Manor Park Crescent, Edgware, Middlesex, HA8 7LY

e: info@melvinjacobs.com



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



## Hillersdon Avenue, Edgware, HA8 7SG

Approximate Area = 1184 sq ft / 109.9 sq m Garage = 158 sq ft / 14.6 sq m Outbuilding = 34 sq ft / 3.1 sq m Total = 1376 sq ft / 127.6 sq m

For identification only - Not to scale



**GROUND FLOOR** 

