



HINTON
residential

SALES, LETTINGS & MANAGEMENT

Birkdale Avenue

Pinner HA5 5SG

- Master bedroom with walk in wardrobe and en-suite bathroom
- Semi detached bungalow
- Off street parking
- Detached garage

Asking Price Of £675,000

EPC Rating '40'





Property Description

A beautifully presented THREE BEDROOM, TWO BATHROOM semi-detached bungalow with DETACHED GARAGE located on this popular residential road close to transport links including Headstone Lane Station (Overground), North Harrow Station (Northern line) and Pinner Station (Metropolitan line). The property is also close to Ofsted rated 'Outstanding' and 'Good' schools as well as local amenities.

The ground floor comprises; a large south facing reception room featuring an electric fireplace with stone surround, a separate fitted kitchen (including appliances such as a dishwasher, washing machine, double oven and fridge/freezer) with space to dine, a bay fronted double bedroom, a good sized single bedroom with built in storage and a tiled shower room with W.C and basin.

Upstairs you will find the spacious master suite, a very good sized double bedroom overlooking the well maintained garden, a walk in wardrobe with space for a dressing area and a larger than average en-suite with bath, bidet, W.C and basin. There is still access into the eaves for ample storage.





The beautiful and well stocked garden has been lovingly maintained with various fruit trees, a small pond and a patio area with a summer house perfect for entertaining or winding down in the evening. There is also access to the garage (with power) and a greenhouse.

Local Transport

Headstone Lane Station - Overground Station - 0.6m
North Harrow Station - Northern Line - 0.7m
Pinner Station - Metropolitan Line - 0.8m
H19 Bus route to Harrow

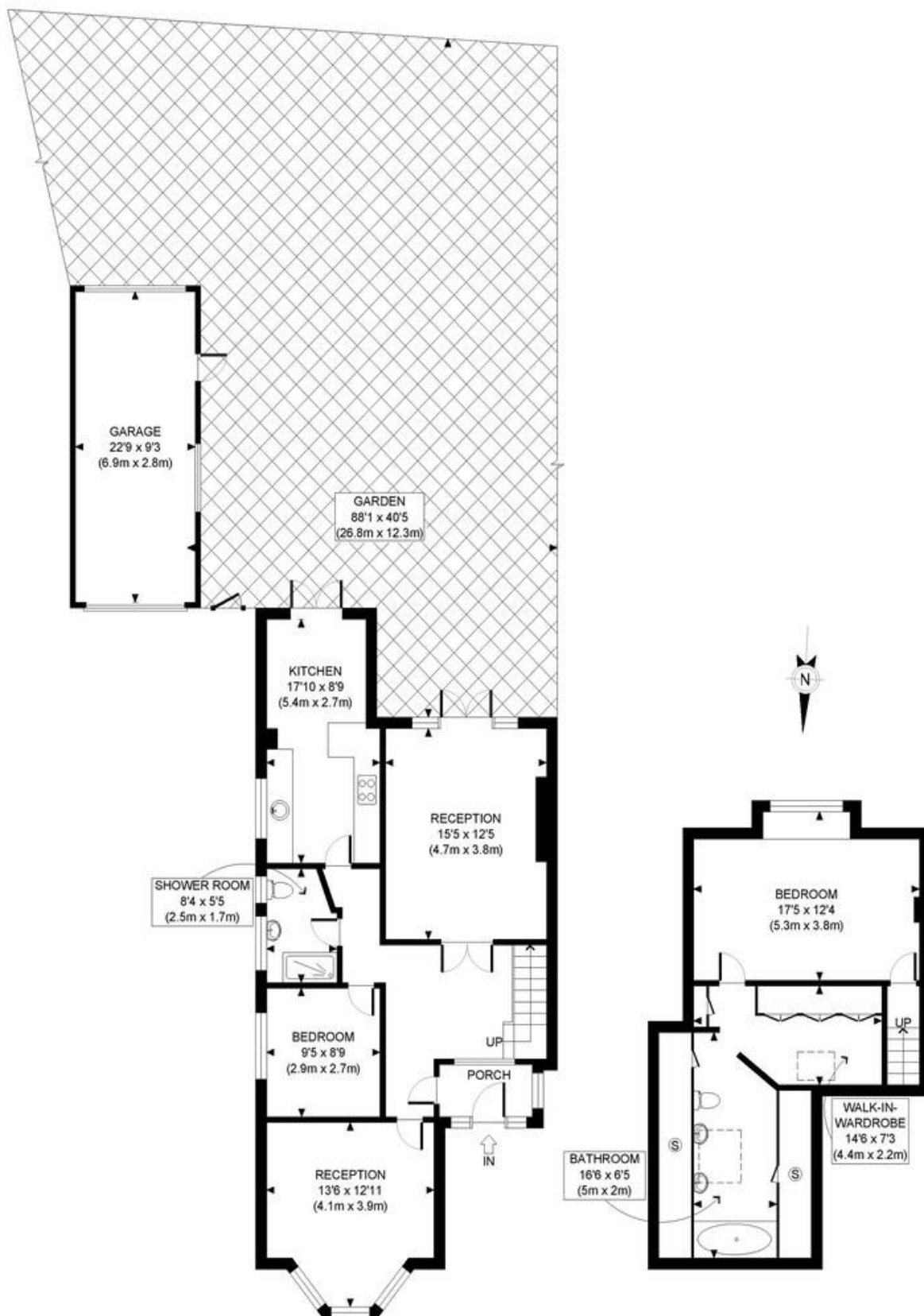


Schools within 1 mile

Nower Hill School - Ofsted 'Outstanding'
Pinner Park Primary School - Ofsted 'Good'
St John Fisher Catholic Primary School - Ofsted 'Outstanding'
Hatch End High School - Ofsted 'Good'
St Theresa's School - Ofsted 'Good'
Reddiford School - Independent
Cedars Manor School - Ofsted 'Good'
Kingsley High School - Ofsted 'Outstanding'







PROPERTY PHOTO PLANS CO.UK

ONE STOP SHOP FOR PROPERTY MARKETING

This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D		
39-54	E	40 E	
21-38	F		
1-20	G		