



  
**Andrew Pearce**  
PINNER

**BRIDLE ROAD, PINNER, MIDDLESEX, HA5 2SP**



**Situated in a peaceful residential area, this charming detached bungalow offers an ideal opportunity for those looking to embrace one-level living and downsize without compromising on comfort. Offered for sale with no upward chain.**

With two generously sized bedrooms, a spacious living area, and a well-appointed kitchen, this bungalow is ideal for those seeking an easy-to-maintain and functional living space.

The low maintenance rear garden serves as a peaceful retreat, offering a serene spot for relaxation or hosting guests.

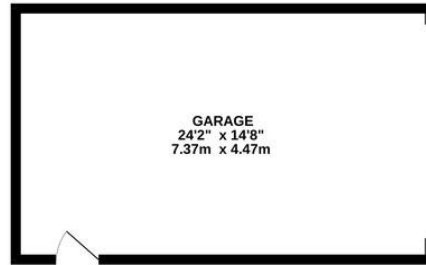
The property also includes a detached garage, accessed from the adjoining road. The garage is large enough for a large car and in front of the garage is a gated parking space.

Conveniently located just a short walk from Eastcote High Street, you'll enjoy a variety of shops, restaurants, cafés, and bars. Excellent public transportation links, including bus routes and the nearby station, make it easy to access Central London via the Metropolitan and Piccadilly lines. The property is also within reach of top local schools such as Cannon Lane Primary and Pinner High.

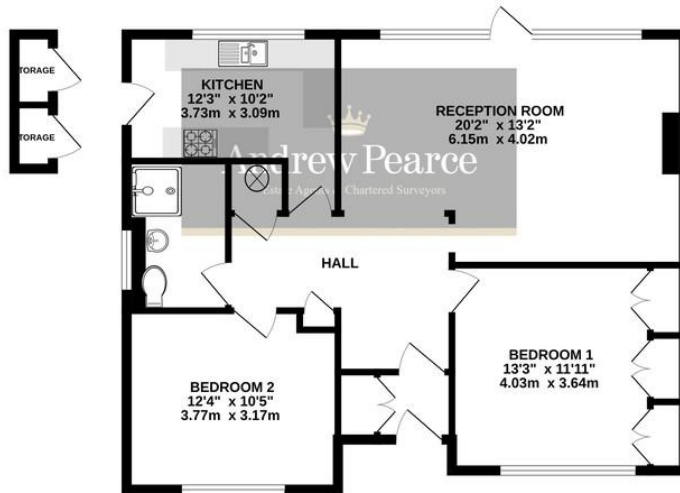


Perfect for those looking to simplify their lifestyle while enjoying a comfortable and peaceful home, this bungalow is a must-see. Contact us today to arrange a viewing!

Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C		
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		



**GARAGE**  
355 sq.ft. (32.9 sq.m.) approx.



**GROUND FLOOR**  
751 sq.ft. (69.8 sq.m.) approx.

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**TOTAL FLOOR AREA : 1106 sq.ft. (102.7 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.  
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