



  
**Andrew Pearce**  
PINNER

LATIMER CLOSE, PINNER HA5 3RB



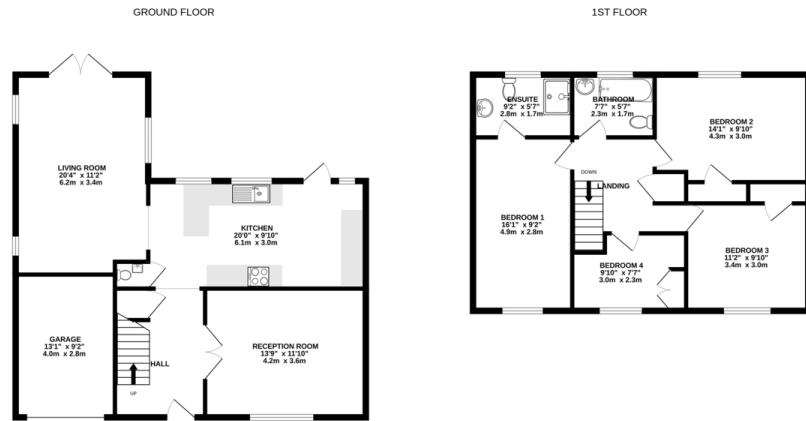
We are pleased to present this lovely four bedroom semi detached house that has been extended to offer more living space. The property is situated in a tranquil cul-de-sac, close to shops, schools and transport links. It is ideal for families who want to live in a sought-after neighbourhood and have the potential to further convert and extend, subject to planning permission.

The property features a spacious entrance hall with doors leading to the first reception room, which is bright and airy with a double glazed window facing the front. The property also boasts a new fitted kitchen with a range of units and worktops, and space for all appliances. The kitchen leads to the second reception room, which is perfect for dining or entertaining, with French doors opening to the beautiful rear garden. There is also a garage at the front that can be converted.

The first floor comprises four double bedrooms, three of which have fitted wardrobes. The master bedroom has its own en-suite shower room with a walk-in shower, WC and basin. There is also a family bathroom with a bath, WC and basin.

Latimer Close is a convenient location, just a short walk from local amenities and bus routes. Pinner and Northwood Hills stations are nearby, providing fast access to central London via the Metropolitan Line. The property is also within walking distance of several highly rated schools, including Pinner Wood School and Northwood High School.





TOTAL FLOOR AREA: 1487sq. ft. (138.1 sq.m.) approx.  
 Whilst every attempt has been made to ensure the accuracy of the floorplans contained herein, measurements of doors, windows, rooms and any other areas 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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