



## Christchurch Avenue

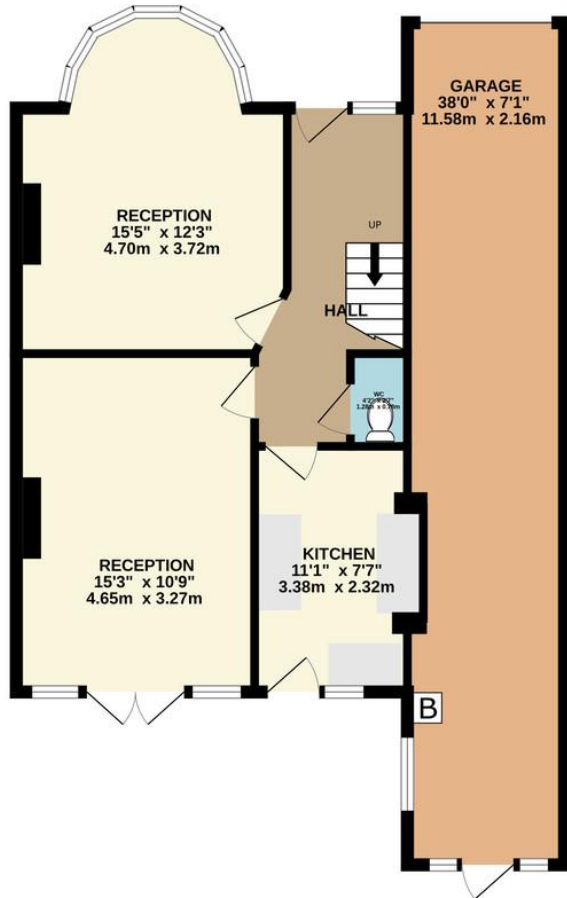
Kenton , Harrow, HA3 8NB

**£650,000**

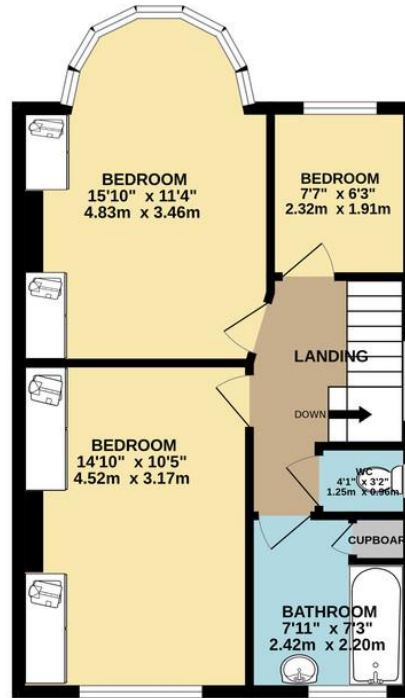
A three bedroom semi-detached Nash built house with a 38' long garage to the side and own drive, two reception rooms, ground floor wc, first floor bathroom, separate wc and approx 70' south facing rear garden offering potential for extensions (subject to planning permission). This property is located close to Priestmead School and Park, Kenton Lane and bus routes.  
EPC Rating: to be confirmed



GROUND FLOOR  
753 sq.ft. (70.0 sq.m.) approx.



1ST FLOOR  
487 sq.ft. (45.2 sq.m.) approx.



TOTAL FLOOR AREA : 1240 sq.ft. (115.2 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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EPC Rating: to be confirmed

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements