



ESTATE & LETTINGS AGENTS

Carmelite Road, Harrow, HA3



FOR SALE £450,000 OIEO FREEHOLD

Major Estates bring to the market this 3 bedroom mid terrace property. The property has the added benefit of having off street parking, front aspect reception room, open plan reception/diner/kitchen to the rear, 3 bedrooms, family bathroom and fantastic garden with paved area and rest laid to lawn.

The property is currently rented out and achieving £18,600 per annum and can be sold with the tenants staying on if for investment.

Located within a short distance to Harrow and Wealdstone Overground and Wealdstone High Street. A few minutes' walk away from places of worship and the highly sought after Whitefriars School and within catchment of Hatch End high School.

- 3 Bedrooms
- Close to Great Schools
- Open Plan Kitchen/Diner
- Mid Terrace
- Off Street Parking
- Large Private Garden

Major Estates Harrow LTD ~ 77 High Street, Wealdstone, Harrow, HA3 5DQ
T: 020 8424 8686 ~ E: sales@majorestate.com ~ www.majorestate.com

Entrance:

Through UPVC double glazed front door to hallway.

Hallway:

Laminated wood flooring, radiator:

Reception:

3.81m x 3.32m (12' 52 x 10' 90)

Double glazed window to front aspect, radiator, laminated wood flooring and power points.

Open Plan Kitchen/Diner/Reception:

5.06 x 3.54m (16' 63 x 11' 62)

Double glazed window to rear aspect, double glazed door to garden, laminated wood flooring, partly tiled walls, power points, units to eye and base level, work top surfaces, sink unit with mixer tap, gas hob with oven below and extractor fan above, plumbing for washing machine, radiator and sliding door to garden.



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First Floor:

Bedroom 1:

3.27m x 3.09m (10' 74 x 10' 16)

Double glazed window to front aspect, radiator, laminated wood flooring and power points.



Bedroom 2:

3.25m x 2.48m (10' 66 x 8' 16) to wardrobe.

Double glazed windows to rear aspect, radiator, fitted wardrobe, laminated wood flooring and power points.



Bedroom 3:

2.20m x 3.0m (10' 6" x 10' 0)

Double glazed window to front aspect, laminated wood flooring and power points.

Bathroom:

1.86m x 1.77m (6' 10 x 5' 82)

Double glazed window to rear aspect, vinyl flooring, panel enclosed bath tub with mixer tap and shower attachment, low level WC, fully tiled, heated towel rail and hand wash basin with mixer tap.

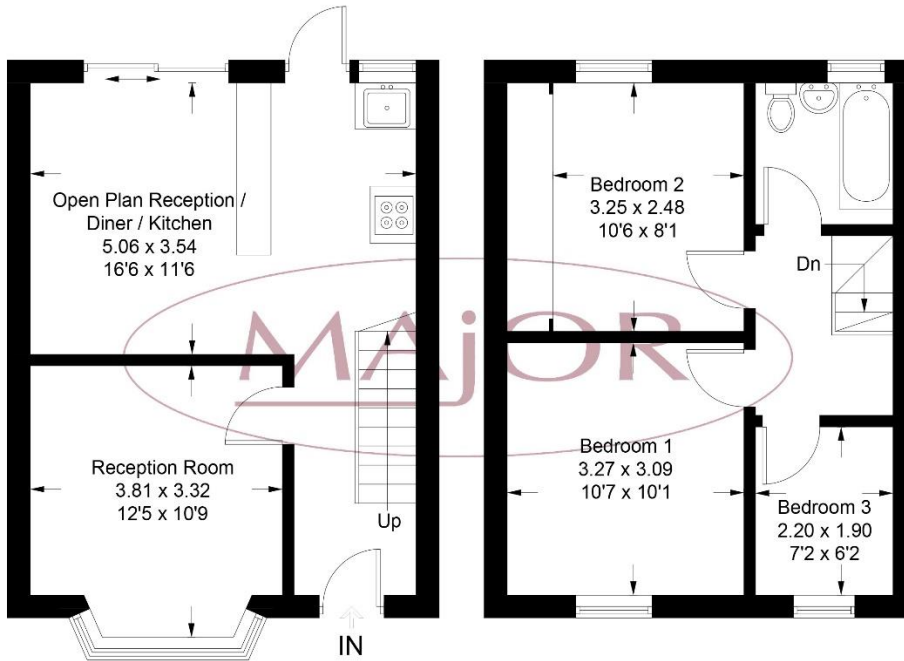


Garden:

Paved area with rest laid to lawn.



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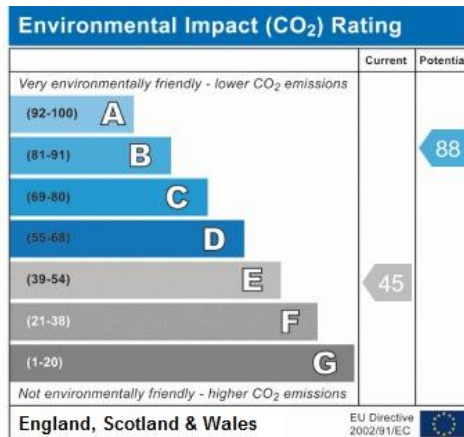
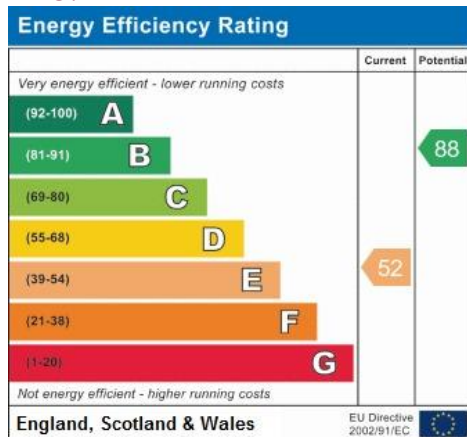
Ground Floor

First Floor

Approximate Gross Internal Area = 69.3 sq m / 746 sq ft

Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID717627)

EPC:



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Disclaimer

The property particulars are produced in good faith based upon information from the vendor and access for visual appraisal to provide a fair description of the property for the guidance of intending purchasers. These should not be construed as a contract or offer. All details and measurements are approximate and are only a general guide. Any intending purchasers should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. Please note, we have not tested the bathroom fittings, kitchen appliances, central heating or electrical systems. If there is any point which is of particular importance to you, we will be pleased to see if we can get more information.

Mortgages

For a competitive, free, no obligation Mortgage quotation please contact our independent, in-house, whole of market FCA registered Mortgage adviser on 020 8424 8686. We deal with the whole market to find the appropriate residential or buy to let Mortgage deals according to your personal circumstances and subject to status. Your home is at risk if you do not keep up repayments on a mortgage or other loans secured on it. Life assurance may be required. Written quotations available

