



*ESTATE & LETTINGS AGENTS*

Greer Road, Harrow, HA3



**FOR SALE £485,000 FREEHOLD**

Major Estates are pleased to offer for sale this 3 bedroom semi-detached house which has been recently renovated. The property has light living accommodation throughout and is located within catchment of various 'Outstanding' rated primary and secondary schools.

The property benefits from front reception room, second reception that opens into the kitchen area, downstairs shower room, 3 bedrooms, family bathroom and large rear garden. Also benefitting from double glazed windows, own drive and shed in the garden.

- Semi-Detached House
- Own Drive
- 2 Reception Rooms
- Recently Renovated
- 2 bathrooms
- 'Outstanding' school catchment area
- 100Ft Garden

Major Estates Harrow LTD ~ 77 High Street, Wealdstone, Harrow, HA3 5DQ  
T: 020 8424 8686 ~ E: [sales@majorestate.com](mailto:sales@majorestate.com) ~ [www.majorestate.com](http://www.majorestate.com)

**ENTRANCE:**

Through wooden front door with glazing leading into hallway.

**HALLWAY:**

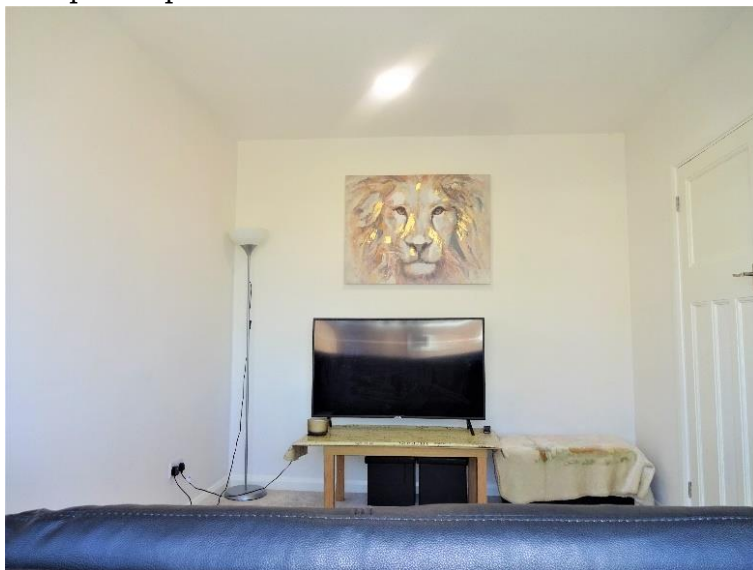
Laminated wood flooring, radiator, power points and under stairs storage cupboard.



**FRONT RECEPTION:**

3.95m x 2.74m (12' 96" x 8' 99")

Double glazed windows to front aspect, carpeted flooring, TV point, telephone point and power points.





**OPEN PLAN RECEPTION/KITCHEN:**

5.94m x 3.74m x 2.80m (19' 51" x 12' 28" x 9;22")

Laminated wood flooring, TV point, power points open plan to kitchen.





### KITCHEN AREA:

Double glazed windows to rear aspect, units to eye and base level, work top surfaces, laminated wood flooring, partly tiled walls, wall mounted boiler, fitted gas hob with oven below and extractor above, stainless steel sink with mixer tap, plumbing for washing machine, integrated dishwasher, skylight and double glazed door to garden.



### SHOWER ROOM/WC:

1.94m x 1.77m (6'38" x 5'84")

Tiled flooring, partly tiled walls, shower enclosure, low level WC, vanity hand was basin with mixer tap, extractor fan and heated towel rail.



**FIRST FLOOR:**

**BEDROOM 1:**

3.76m x 2.80m (12' 35" x 9' 20")

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



**BEDROOM 2:**

3.38m x 2.31m(to wardrobes) (11' 09" x 7' 60")

Double glazed window to rear aspect, radiator, fitted wardrobes, carpeted flooring and power points.



**BEDROOM 3:**

2.04m x 1.77m (6' 70" x 5' 83")

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

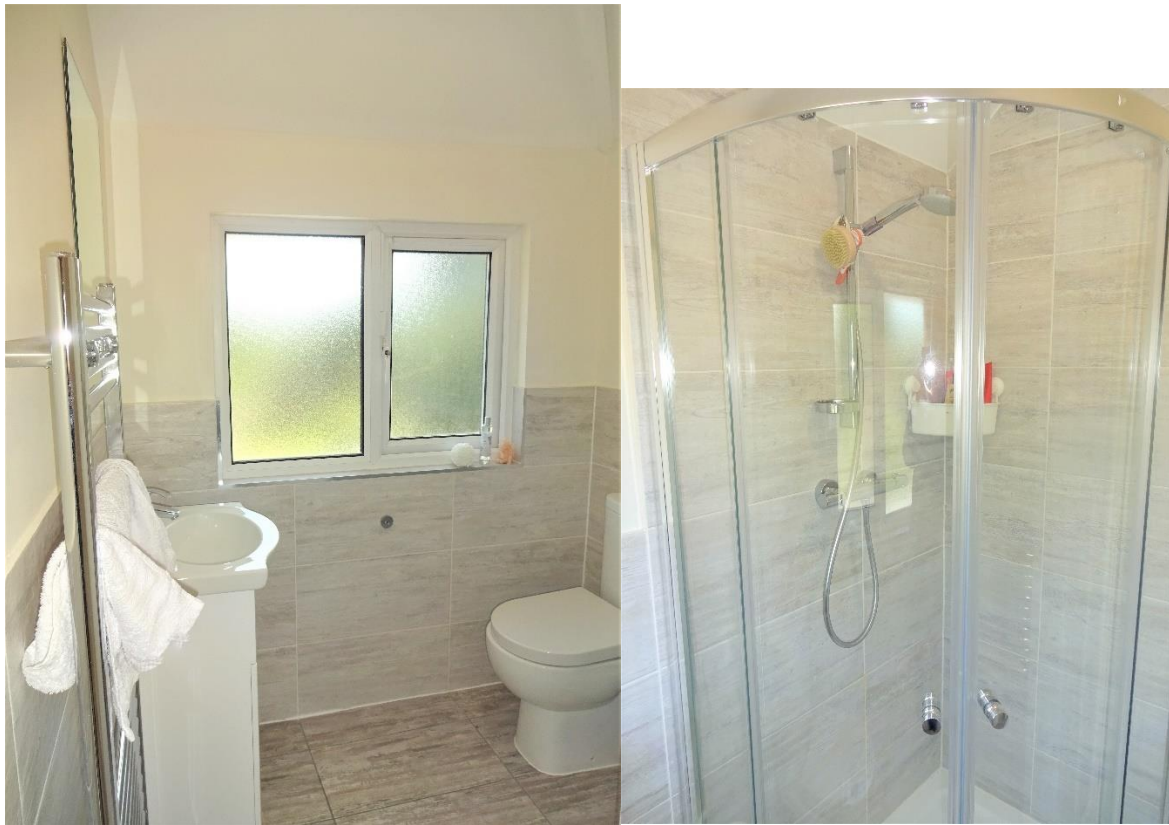


**BATHROOM:**

1.80m x 1.76m (5'91" x 5'80")

Double glazed frosted window to rear aspect, heated towel rail, tiled flooring, partly tiled walls, shower enclosure, low level WC, vanity hand wash basin with mixer tap and extractor fan.





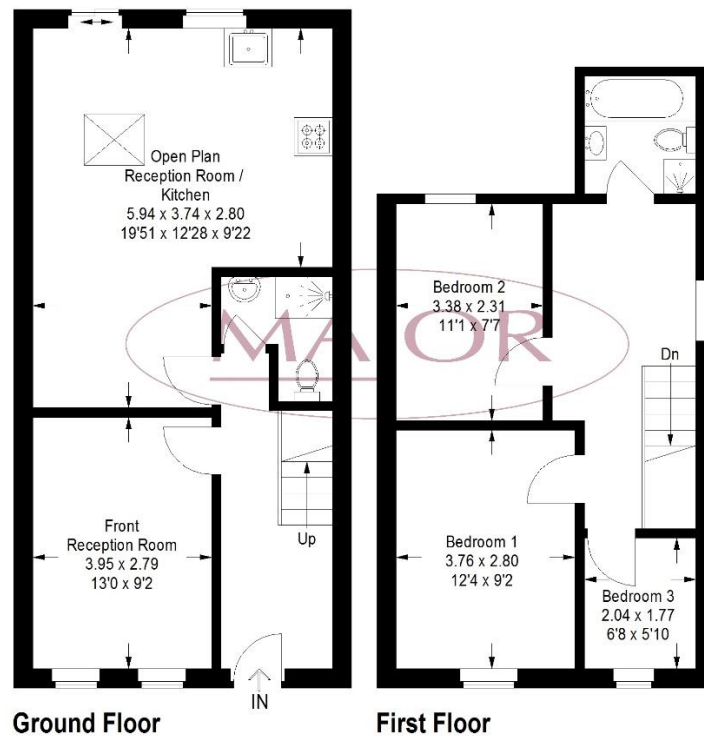
**REAR GARDEN:**

Approx 100FT

Paved area, rest mainly laid to lawn and 1 shed.



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Approximate Gross Internal Area  
85.2 sq m / 917 sq ft

Illustration for identification purposes only, measurements are approximate,  
not to scale. floorplansUsketch.com © (ID647165)

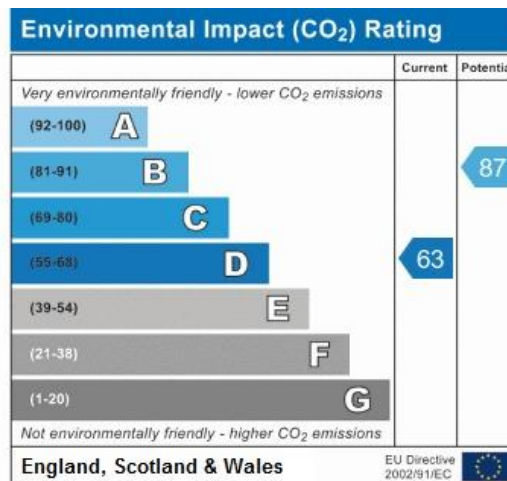
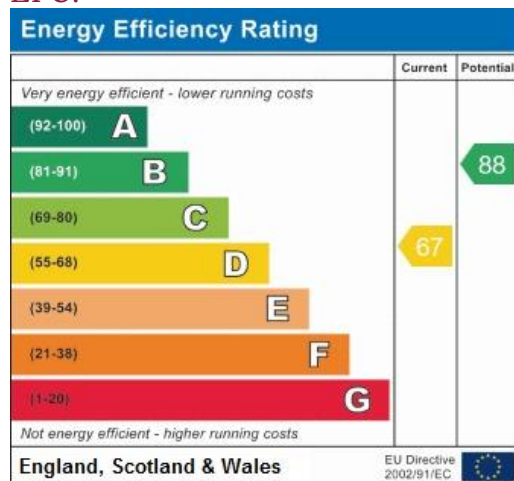
**TENURE:**  
Freehold

**LOCAL AUTHORITY:**  
Harrow

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**EPC:**



Address:  
Greer Road, HA3

**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. Life assurance may be required. Written quotations available.

**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.



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