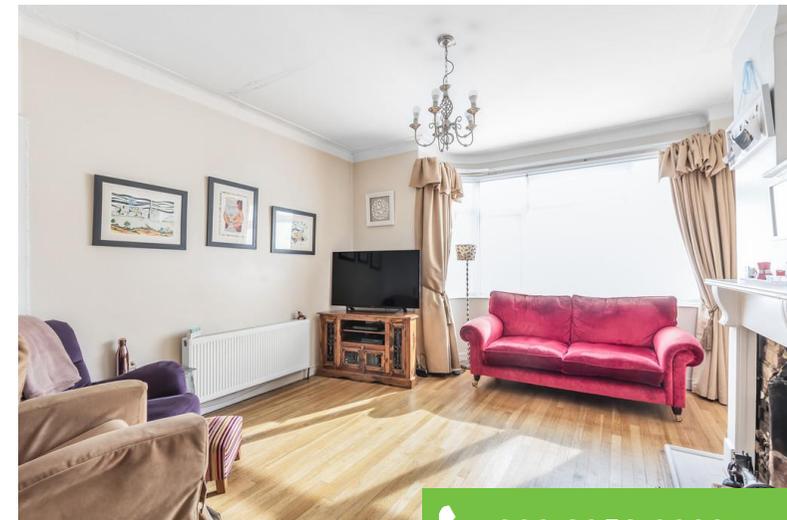




Broadhurst Avenue, Edgware, HA8 8TR

Offers In Region Of £675,000

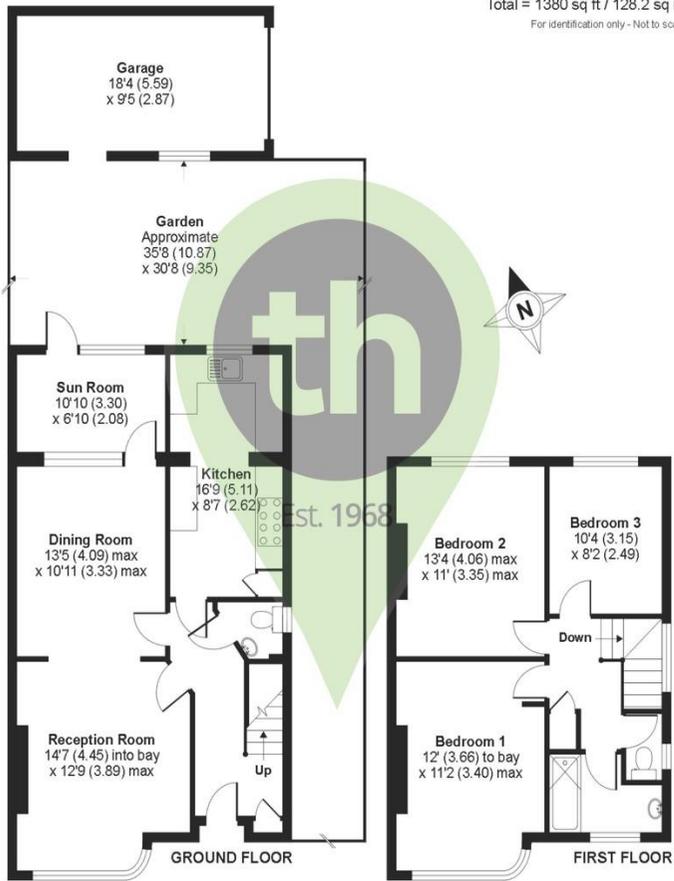
Taylor Hawkins is delighted to present this corner plot 3 bedroom family home situated in the Broadfields estate. This property benefits from through lounge, office, separate kitchen and guest WC on the ground floor. With 2 double bedrooms and a large single bedroom on the first floor. Situated 0.5 miles away from Glengall Road and only 0.3 miles away from Mowbray Parade and all of their local amenities. This property also has the potential for a ground, double storey side and loft extensions (STPP).



 020 8958 2222

Broadhurst Avenue, Edgware, HA8

Approximate Area = 1206 sq ft / 112 sq m
 Garage = 174 sq ft / 16.1 sq m
 Total = 1380 sq ft / 128.2 sq m
 For identification only - Not to scale



RICS Certified Property Measurer Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS Residential). ©rickhcom 2021. Produced for Taylor Hawkins. REF: 695030

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	57 D	
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are 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 are advised to recheck the measurements