




Andrew Pearce
PINNER

NORTH VIEW, PINNER, MIDDLESEX HA5 1PT



A very well presented 1930's three-bedroom family home conveniently located within a 5 minute walk of Eastcote's Metropolitan Line.

The property has a detached garage via own drive and offers a buyer fantastic potential for future extensions, subject to the relevant planning consents.

The accommodation comprises; front door giving access to the entrance hallway coats storage cupboard plus further under stairs storage. The spacious sitting room has a front aspect double glazed window and feature fireplace, whilst the rear aspect dining room with feature fireplace has double glazed full height windows and matching double doors leading to the garden. A further door from the hallway gives access to the kitchen which has been refitted by the owner. The staircase rises from the hallway to the first floor landing with doors to three good sized bedrooms and a modern fitted bathroom plus separate w.c.

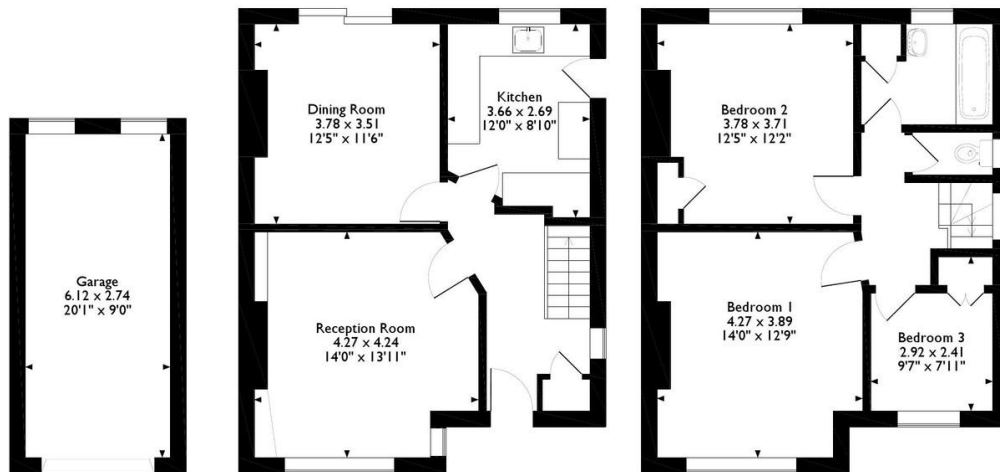
The front garden is laid to lawn with a wide 'own driveway' providing off road parking & a detached garage.

The rear garden is laid to lawn with fenced boundaries and a timber built storage shed



Pinner's historic High Street and Metropolitan line station along with Eastcote and Rayners Lane shopping and transport facilities are within a short distance. The property also falls within the close proximity of Cannon Lane Primary and Pinner High Schools.

North View, Pinner
 Approximate Gross Internal Area
 Main House = 100 Sq M/1078 Sq Ft
 Garage = 17 Sq M/182 Sq Ft



Ground Floor

First Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D	57 D	
39-54	E		
21-38	F		
1-20	G		

