



  
**Andrew Pearce**  
PINNER

**LITTLE ORCHARD CLOSE, PINNER , HA5 3DR** **OIEO £550,000**

## Ground Floor Flat

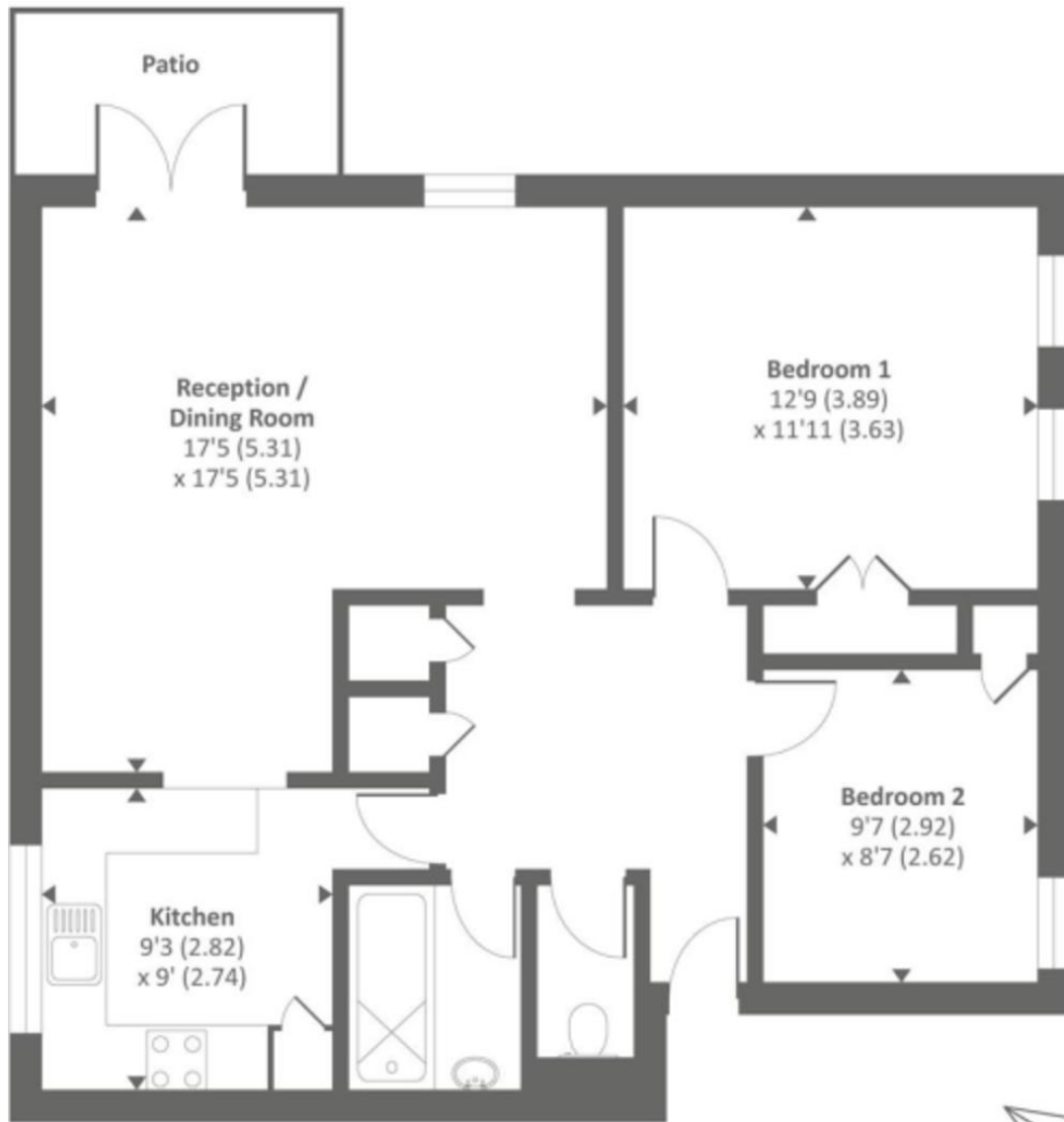
This exquisite, luxurious, interior designed apartment consists of a spacious and welcoming entrance hallway that immediately leads to a bright and spacious reception room with zoned dining area, dual aspect, and French doors to cute private patio area.

The stunning recently refurbished kitchen is separate to the reception and has high quality integrated appliances, granite surfaces, a Belfast sink, and views over the gorgeous and well-maintained gardens. The sumptuous, soft and pretty principal bedroom comes complete with fitted wardrobes and a bespoke cherry wood hand crafted bookcase. There is a second double bedroom again with fitted wardrobes that while currently used as a home office would also make a perfect guest bedroom. Both bedrooms are served by an ornate shower and bathroom with French 'antique' mirrors with marble floors and tiling and a playfully decorated separate WC.

The entire apartment has been thoughtfully and carefully designed by the owner, working with award winning Interior Designers, resulting in a beautiful home where everything flows and compliments the other through the skilful use of colours, textures, palette and lighting.

In addition, the apartment benefits from access to stunning grounds. A new lease will be issued on completion.





Ground floor

Approx. gross internal floor area 801 SQFT / 74.4 SQM  
 Approx. gross external floor area 974 SQFT / 90.4 SQM



