



## A THREE BEDROOM, TWO BATHROOM HOME IN A GREAT LOCATION

Primrose Close, Harrow, HA2 9AT

**ROBSONS**



# A THREE BEDROOM, TWO BATHROOM FAMILY HOME IN A GREAT LOCATION

Primrose Close, Harrow, HA2 9AT

**ENTRANCE HALLWAY • GUEST WC & SHOWER ROOM • TWO RECEPTION ROOMS • KITCHEN • THREE BEDROOMS • FAMILY BATHROOM • PRIVATE GARDEN • OFF-STREET PARKING • EV CHARGING POINT •**

## Description

Perfectly situated for a number of local schools and a choice of high streets, this three bedroom, two bathroom family home offers a most convenient lifestyle whilst enjoying a quiet cul-de-sac location.

The ground floor comprises an entrance hallway with a guest WC & shower room. There is a front aspect living room, a separate lounge / diner with patio doors opening out to the garden, and a well-equipped kitchen. To the first floor there are two good-size double bedrooms that both benefit from fitted wardrobes, a further bedroom and a three-piece family bathroom.







Externally this family home offers a generous rear garden that is laid to lawn with a covered patio area, perfect for alfresco dining. There is also the added benefit of storage sheds to the rear. The front of the property has a paved driveway allowing off-street parking and an EV charging point.

### **Location**

Situated off Stuart Avenue, this property is close to a number of local primary and secondary schools as well as local parks and open spaces. Rayners Lane and Eastcote high streets are a short distance away and provide a range of shopping facilities, restaurants, coffee houses and popular supermarkets. For commuters, nearby Rayners Lane station offers both the Metropolitan Line and the Piccadilly Line, with a number of local bus routes also easily accessible.

### **Additional Information**

Guide Price: Price on Application

Tenure: Freehold

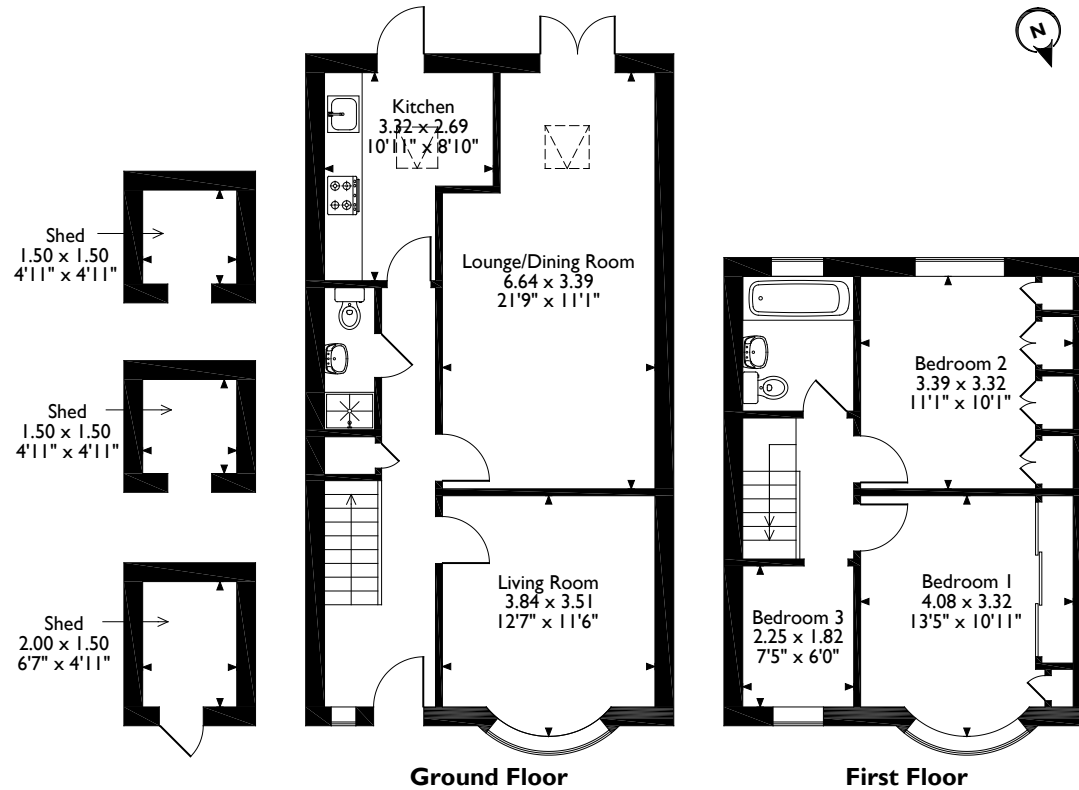
Local Authority: London Borough of Harrow

Council Tax: Band D

Energy Efficiency Rating: Band C



Primrose Close, Harrow  
 Approximate Gross Internal Area  
 Main House = 91 Sq M/979 Sq Ft  
 Outbuilding = 7 Sq M/76 Sq Ft  
 Total = 98 Sq M/1055 Sq Ft



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.



1 High Street, Pinner, Middlesex, HA5 5PJ  
 Tel: 0208 866 8083 Pinner@robsonswb.com  
[www.robsonswb.com](http://www.robsonswb.com)

www.  
 the  
 londonoffice.co.uk  
 40 ST JAMES'S PLACE SW1