



 **3**
Bedrooms

 **2**
Bathrooms



Hilton & fox are pleased to present to the market this immaculately presented three double bedroom family home.

Internally to the ground floor you will find 2 separate reception rooms, fitted kitchen, shower room and a well-maintained rear garden.

To the first floor there is a spacious bathroom along with 2 of the bedrooms. The second floor houses the third bedroom.

Transport links as well as shops, supermarkets, places of worship, outdoor recreational spaces are all located close by.

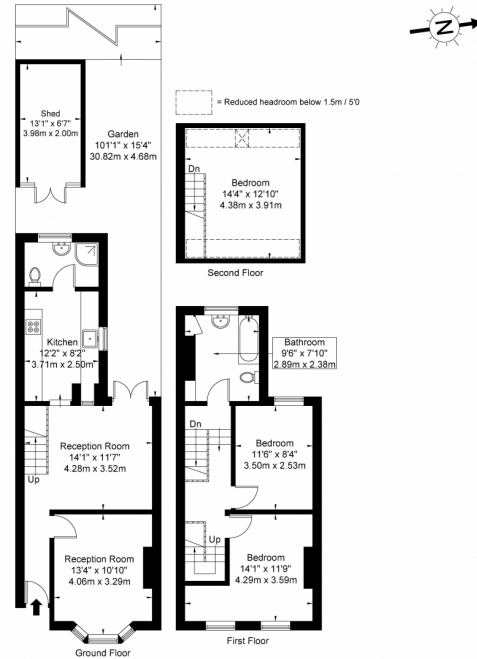
Several schools are located within walking distance as is Harrow leisure centre. Call now to arrange a viewing!

Byron Road, Wealdstone Harrow HA3 7SY

Approx. Gross Internal Area = 100.9 sq m / 1086 sq ft

Shed = 8.2 sq m / 88 sq ft

Total = 109.1 sq m / 1174 sq ft



Ref

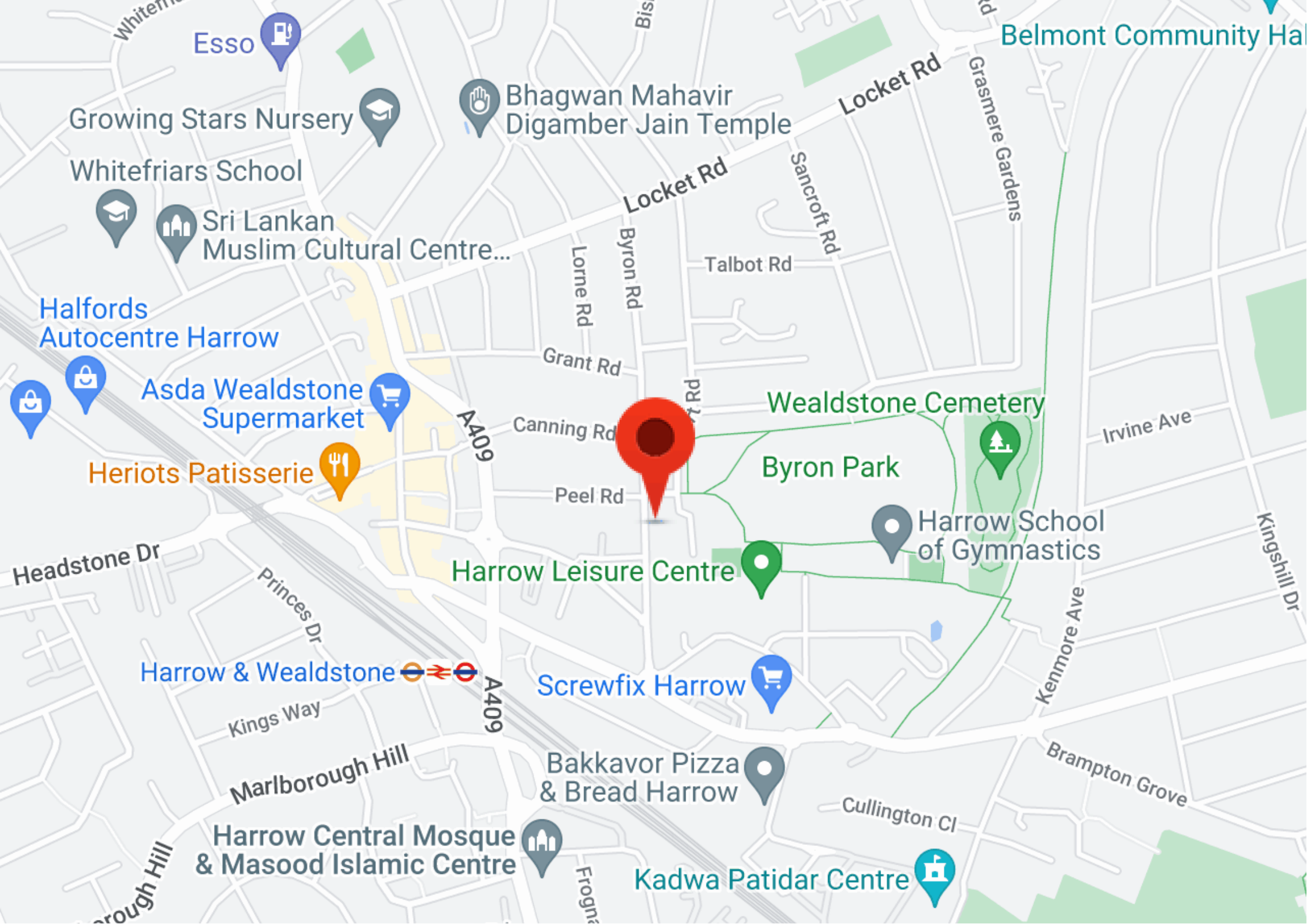
Copyright **BLEU PLAN**

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.
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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		84
(69-80) C		
(55-68) D	56	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC





Esso

Belmont Community Ha

Growing Stars Nursery

Bhagwan Mahavir Digamber Jain Temple

Whitefriars School

Sri Lankan Muslim Cultural Centre...

Halfords Autocentre Harrow

Asda Wealdstone Supermarket

Heriots Patisserie

Harrow Leisure Centre

Wealdstone Cemetery

Byron Park

Harrow School of Gymnastics

Harrow & Wealdstone

Screwfix Harrow

Bakkavor Pizza & Bread Harrow

Harrow Central Mosque & Masood Islamic Centre

Kadwa Patidar Centre