



**AN ATTRACTIVE FIVE BEDROOM, TWO BATHROOM EXTENDED FAMILY HOME**

Hillview Road, Hatch End, Pinner, HA5 4PB

**ROBSONS**



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**ENTRANCE HALLWAY • TWO RECEPTION  
ROOMS • KITCHEN/BREAKFAST ROOM  
• UTILITY ROOM • GYM / STUDY • FIVE  
BEDROOMS • TWO BATH / SHOWER ROOMS •  
ATTRACTIVE GARDEN • OFF-STREET PARKING •**

## Description

Situated on highly sought-after road in the heart of Hatch End is this five bedroom, two bathroom, extended family home offering character alongside modern interiors, with an attractive rear garden and further scope to extend (STPP).

The ground floor comprises a generous entrance hallway with a modern guest cloakroom, an attractive lounge with a large bay window, a separate dining room with patio doors opening out the garden, and a well-equipped kitchen / breakfast room. The kitchen offers a range of fitted units providing ample storage space, an integrated hob & oven, an integrated fridge freezer and space for a small dining table & chairs. Completing the ground floor is a useful utility and a multi-use room that is currently utilised as a home gym.







To the first floor there are five well-appointed bedrooms with one benefiting from fitted wardrobes, a luxury family bathroom and a family shower room.

Externally this attractive home boasts a well-maintained rear garden that is laid to lawn with a patio area. To the front there is a driveway allowing off-street parking and a garage for storage.

### **Location**

Set on one of Hatch Ends most sought-after roads just a short walk from a variety of popular Restaurants, shops, Coffee houses and popular supermarkets. Grimsdyke Primary school (Ofsted Rating - Outstanding) is within woking distance, with many other local primary and secondary schools nearby. For commuters, transport facilities include local bus links, the Overground at Hatch End rail station and the Metropolitan line at Pinner tube station, both lines provide a fast and frequent service into the heart of central London. The area is well served with open spaces and recreational Parks.

### **Additional Information**

Guide Price: Price on Application

Tenure: Freehold

Local Authority: London Borough of Harrow

Council Tax: Band F

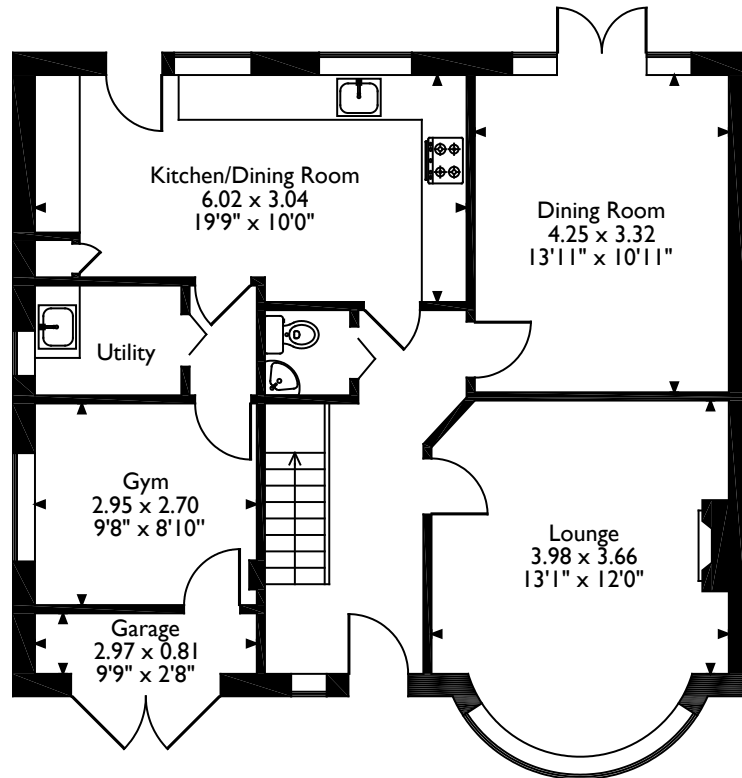
Energy Efficiency Rating: Band D



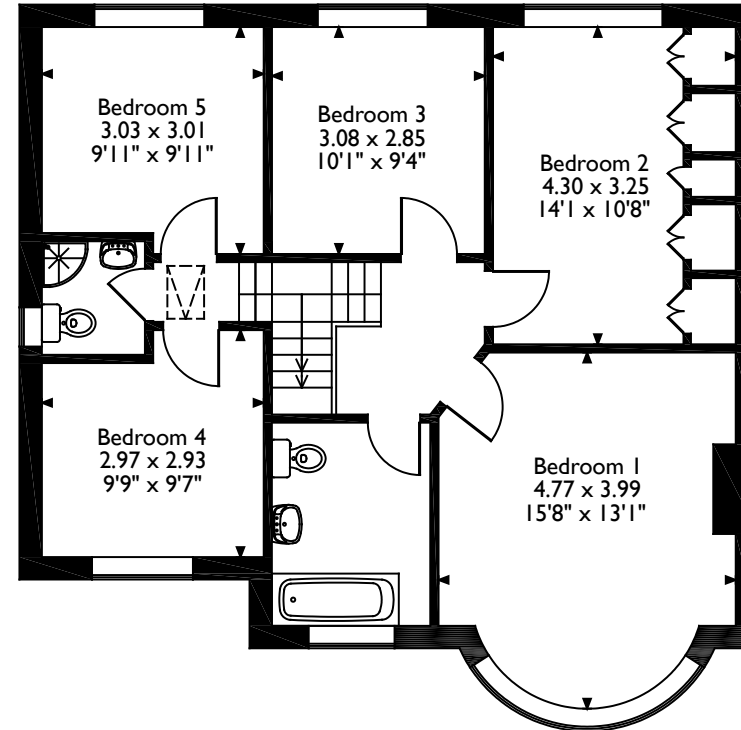


# Hillview Road, Pinner

## Approximate Gross Internal Area 151 Sq M / 1626 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.

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