



HINTON & DOWNES
residential

SALES, LETTINGS & MANAGEMENT

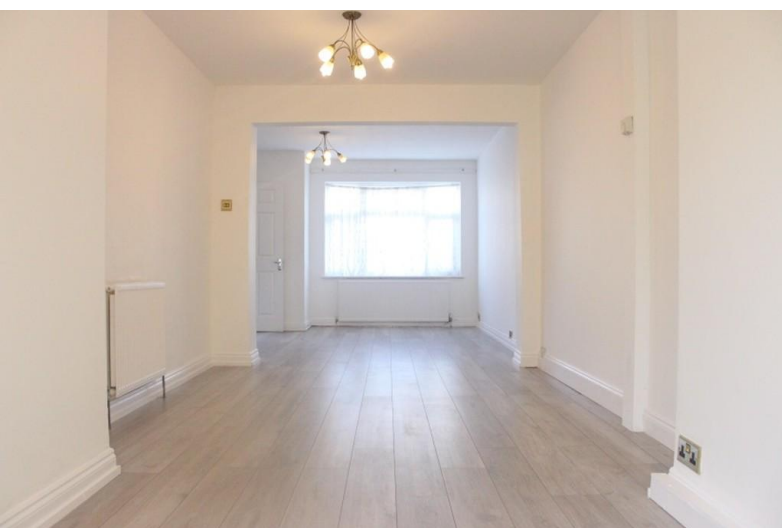
Clewer Crescent

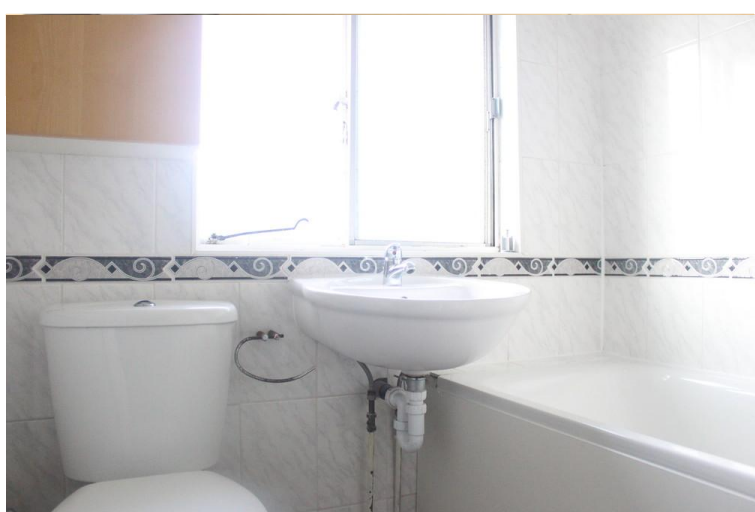
Harrow HA3 5QA

- Three bedroom semi detached house
- Large rear garden
- Off street parking for two cars
- Good condition throughout

Asking Price Of **£510,000**

EPC Rating '61'





Property Description

An EXTENDED THREE BEDROOM semi-detached house with off street parking for 2 cars, situated on a popular residential road in the Harrow Weald area close to local schools, shops and transport facilities. This well presented property benefits from having double glazed windows, gas central heating, fitted wardrobes in two of the bedrooms and comprises the following:- Entrance hall, large through lounge with wooden flooring, separate fitted kitchen with appliances including gas hob and built in oven. Upstairs has three bedrooms (two of which are doubles and one is a good sized single) and a modern family bathroom with bath and shower.

THROUGH LOUNGE 12' 5" x 32' 0" (3.79m x 9.77m)

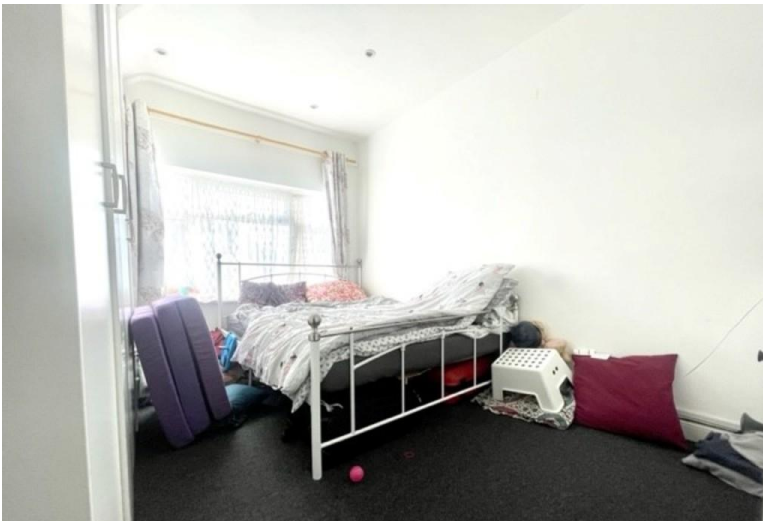
KITCHEN 18' 8" x 8' 9" (5.71m x 2.68m)

BEDROOM ONE 12' 2" x 9' 2" (3.73m x 2.8m)

BEDROOM TWO 9' 3" x 11' 4" (2.82m x 3.46m)

BEDROOM THREE 5' 11" x 6' 11" (1.81m x 2.11m)

BATHROOM 5'9" x 5'10" (1.77m x 1.78m)



Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C		
55-68	D	61 D	
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements