



HINTON
residential

SALES, LETTINGS & MANAGEMENT

Kenton Lane

Harrow HA3 7LG

- Two bedroom semi detached house
- Guest W.C
- Larger front and rear gardens
- Potential for extension (STPP)

Asking price of **£475,000**

EPC Rating 'TBC'





Property Description

A TWO DOUBLE BEDROOM SEMI-DETACHED house with off street parking and a GUEST W.C located on the popular Kenton Lane with easy access to local bus routes and local amenities. The property requires modernising throughout and offers plenty of potential for extension (STPP). No upper chain.

The ground floor comprises a large reception room, a good sized dining room semi open to the extended kitchen with direct access to the large east facing garden. Upstairs there are two large double bedrooms and a very spacious bathroom. The property further benefits from gas central heating, double glazed windows and a guest W.C.

RECEPTION ROOM 12' 7" x 14' 5" (3.86m x 4.4m)

DINING ROOM 8' 0" x 11' 4" (2.46m x 3.46m)

KITCHEN 15' 10" x 6' 9" (4.83m x 2.06m)

BEDROOM ONE 11' 9" x 11' 3" (3.59m x 3.44m)





BEDROOM TWO 9' 8" x 10' 4" (2.97m x 3.15m)

BATHROOM 7' 11" x 9' 2" (2.43m x 2.8m)

W.C

SCHOOLS within 0.5m:

Belmont School – Primary – Ofsted ‘Outstanding’

Weald Rise – Primary – Ofsted ‘Good’

The Sacred Heart Language College – Secondary – Ofsted ‘Outstanding’

Salvatorian Roman Catholic College – Secondary – Ofsted ‘Good’

St Josephs Catholic Primary School – Ofsted ‘Outstanding’



SCHOOLS within 1mile:

Whitefriars School – Aged 3-16 – Ofsted ‘Outstanding’

Hujjat Primary School – ofsted ‘Good’

Cedars Manor School – Primary – Ofsted ‘ Good’



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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