



**PERTH AVENUE, LONDON, NW9**  
**OIEO £550,000 FREEHOLD**

## **THREE BEDROOM**

## **END OF TERRACE BLANK CANVAS**

**Kingsbury | 020 8204 0000 | [kingsbury@winkworth.co.uk](mailto:kingsbury@winkworth.co.uk)**

**Winkworth**

*winkworth.co.uk*

See things differently

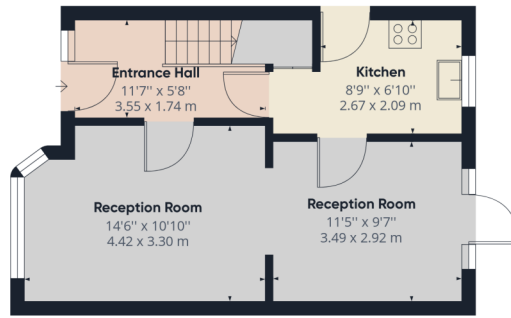


**DESCRIPTION:** Winkworth Kingsbury are delighted introduce to the market this three bedroom corner property with generous space to the side for further development (STPP). This family home comprises of a well sized through lounge, separate kitchen allowing access into the rear garden which is mainly laid to lawn with a garage via side access. The first floor consists of two double bedrooms alongside a good-sized single bedroom and a family bathroom. This clean and tidy property boasts immense light making it a potential forever home for an end user and even a buy to let investor. Added benefits include off-street parking and the potential to extend (SSTP). The house is beautifully located within walking distance to the Welsh Harp Nature Reserve, excellent local schools, shops, and transport links. Offered chain free. An internal viewing is advised.

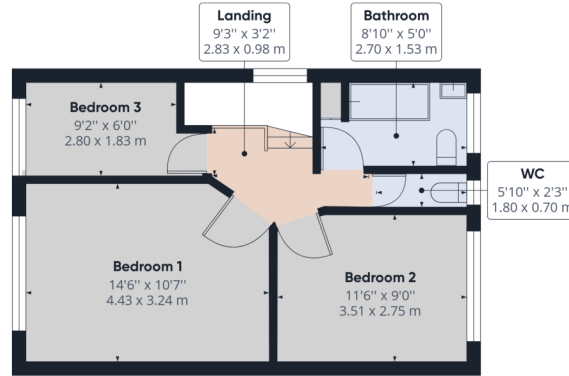




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Ground Floor



Floor 1

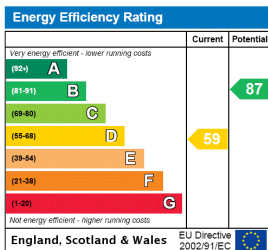
**Approximate total area<sup>(1)</sup>**  
827.94 ft<sup>2</sup>  
76.92 m<sup>2</sup>

<sup>(1)</sup> Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



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