



HENDALE AVENUE, HENDON, LONDON, NW4
£785,000 FREEHOLD

A THREE BEDROOM SEMI DETACHED HOUSE FOR SALE ON ONE OF HENDON'S MOST POPULAR ROADS AND IS LOCATED A STONES THROW AWAY FROM THE FANTASTIC SUNNY HILL PARK....

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DESCRIPTION:

A three bedroom semi-detached house for sale on one of Hendon's most popular roads and is located a stone's throw away from the fantastic Sunny Hill Park.

Large double living room, separate fully fitted kitchen, downstairs guest toilet and access to a lovely garden. Two double bedrooms, smaller third bedroom and bathroom. The property has the potential of an extending at the rear and loft (STPP).

Viewings advised.

EPC: D

AT A GLANCE

- THREE BEDROOM SEMI DETACHED HOUSE
- POTENTIAL TO EXTEND (STPP)
- LARGE GARDEN
- DRIVEWAY AND GARAGE
- ACROSS THE ROAD FROM THE PARK
- FREEHOLD



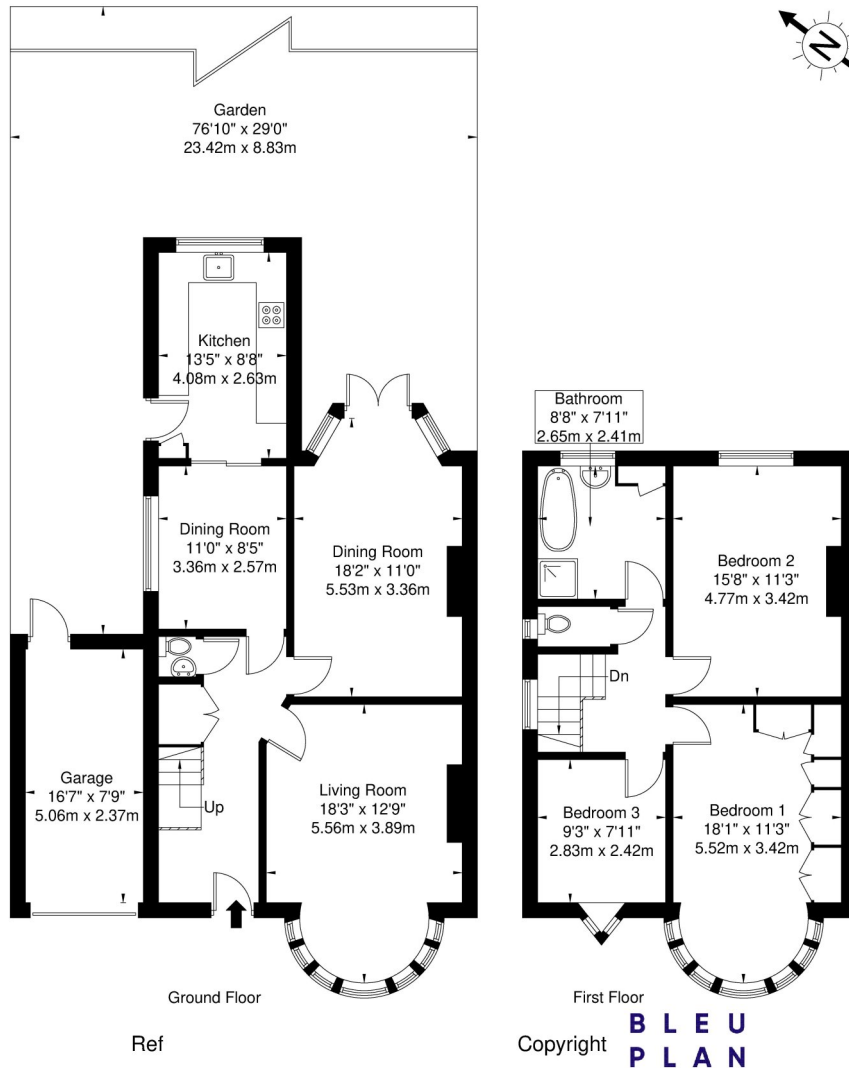


Hendale Avenue, NW4 4LU

Approx. Gross Internal Area = 124.7 sq m / 1342 sq ft

Garage = 11.8 sq m / 127 sq ft

Total = 136.5 sq m / 1469 sq ft



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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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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		84
(81-91)	B		
(69-80)	C		
(55-68)	D	63	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



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