



TINTERN AVENUE, KINGSBURY, LONDON, NW9
£600,000 FREEHOLD

FULL OF POTENTIAL THREE BEDROOM SEMI DETACHED HOME WITH A GENEROUS GARDEN

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Positioned beautifully on a charming residential street, this three-bedroom semi-detached home is brimming with character and offers an exciting opportunity for modernisation. Featuring a spacious double reception room, two well-proportioned double bedrooms, and a single bedroom, a well-appointed garage to the side, off-street parking, and a generously sized garden with a beautifully laid-to-lawn enhance the appeal of this property. With huge scope to extend to the side, rear, and loft (STPP), it presents an excellent opportunity for those looking to create their dream home. Ideally located within easy reach of both Kingsbury and Queensbury, the property benefits from excellent transport links, including the Jubilee Line, as well as highly regarded schools and a variety of local shops. A home full of potential, awaiting its modern touch. An internal viewing is a must!



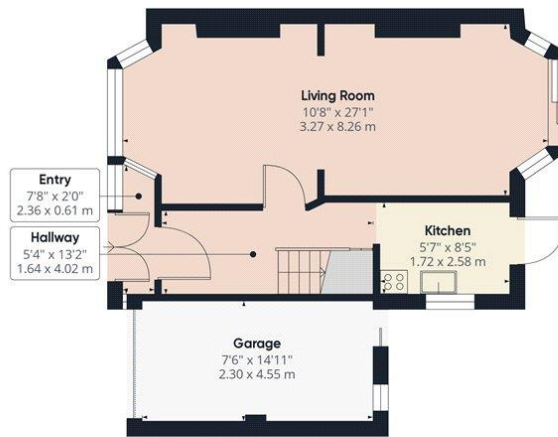
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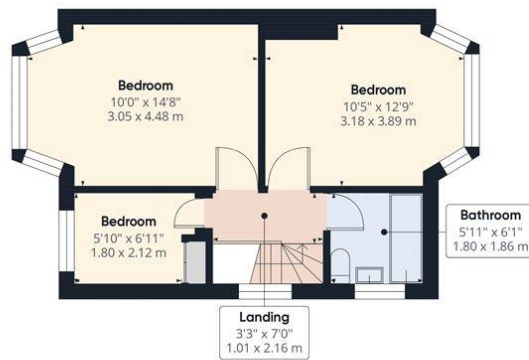


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Ground Floor



Floor 1

Approximate total area⁽¹⁾
894.92 ft²
83.14 m²

(1) 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.

Calculations are based on RICS IPMS 3C standard.

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.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C		
55-68	D	59 D	
39-54	E		
21-38	F		
1-20	G		

Tenure: Freehold

Council Tax Band: E - Brent

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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