



HILL DRIVE, KINGSBURY, LONDON, NW9
£675,000 FREEHOLD

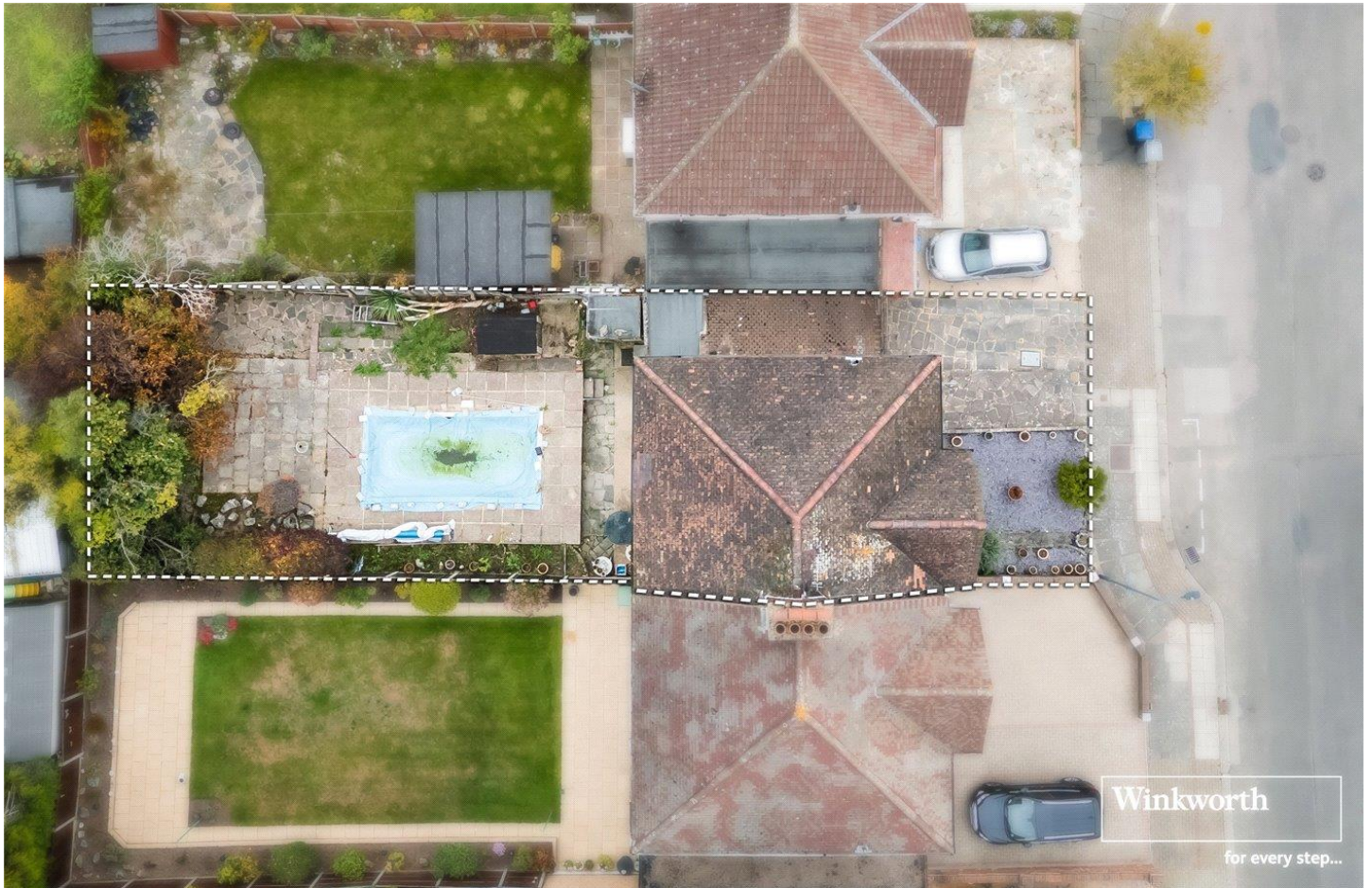
FULL OF POTENTIAL CHAIN FREE THREE BEDROOM HOUSE

Kingsbury | 020 8204 0000 | kingsbury@winkworth.co.uk

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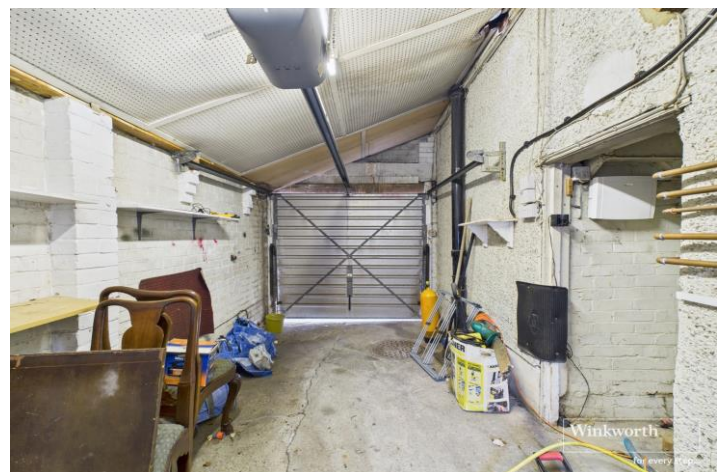


Set within the highly sought after vicinity of Salmon Street and neighbouring roads, this generously sized semi-detached house presents an excellent canvas to its new owners to put their modern stamp on. The ground floor comprises a double reception and dining room and a retro kitchen, whilst the first floor presents three well sized bedrooms and a bathroom with separate W/C. A side garage presents an abundance of storage space as well scope for a double story side extension and loft conversion (STPP) allowing the home to grow with your family. The garden is well sized and has swimming pool foundations, whilst the front garden includes off street parking for two to three cars. The property sits within the catchment area for acclaimed schools such as St Robert Southwell and Lycée Internationale De Londres. An internal viewing is key.



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Approximate total area⁽¹⁾
708 ft²
65.7 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

Porch Entrance
5'4" x 1'3"
1.65 x 0.38 m

Hallway
6'2" x 11'1"
1.89 x 3.39 m

Kitchen
9'2" x 12'2"
2.81 x 3.72 m

Garage
7'10" x 17'7"
2.41 x 5.38 m

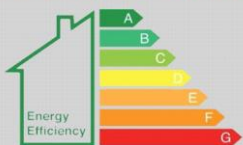
Storage
7'5" x 5'4"
2.27 x 1.63 m

Living / Dining Room
10'11" x 28'3"
3.34 x 8.62 m

Ground Floor

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.

EPC rating coming soon



Tenure: Freehold

Council Tax Band: E - Brent

All figures that are shown were correct at the time of printing.

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