



- 5 Bedrooms
- 2 Bathrooms
- Lounge
- Dining Room
- Kitchen
- Conservatory
- Guest WC
- Garden
- Driveway
- Garage

## Offers In Excess Of £765,000 Subject To Contract

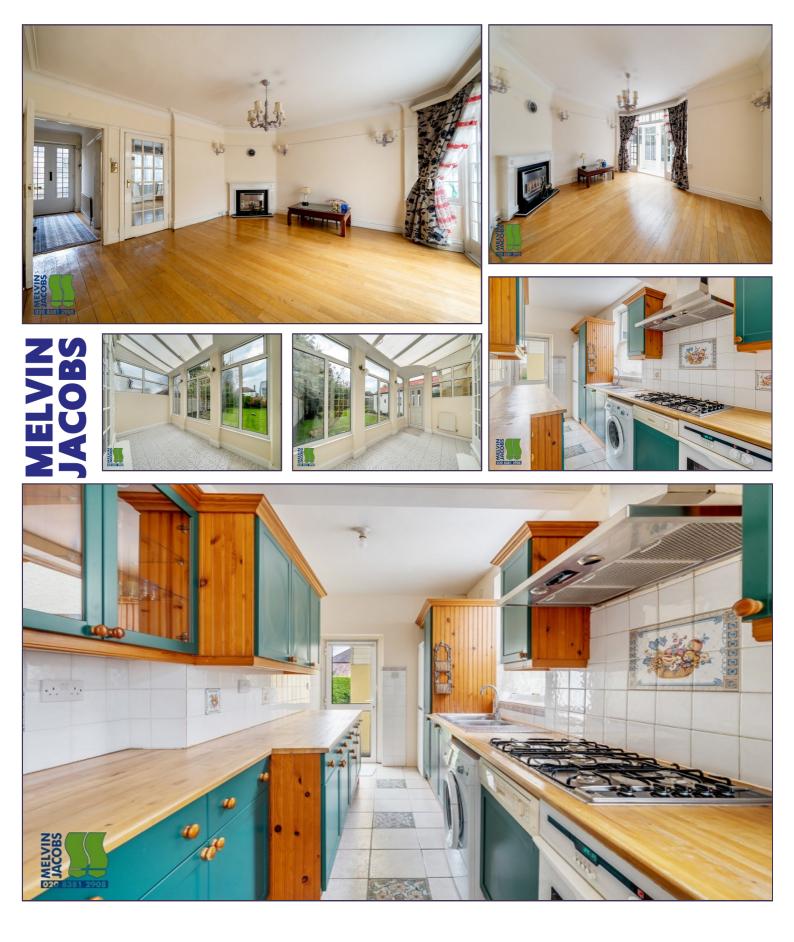


## MELVIN JACOBS ESTATE AGENTS Sales, Lettings & Block Management

45/47 Manor Park Crescent, Edgware, Middlesex, HA8 7LY Tel 020 8381 2908 www.melvinjacobs.com







These particulars are prepared with all due care and attention for the convenience of intending purchasers but their accuracy is not guaranteed and they do not form any part of a contract. Purchasers must themselves check by inspection or otherwise the accuracy of these particulars prior to signing a contact.



Entrance Hall	Council Tax
Guest Cloakroom	Council tax band: E
Lounge (16' 03" x 15' 0") or (4.95m x 4.57m)	Viewing
Dining Room (15' 06" x 11' 10") or (4.72m x 3.61m)	Strictly By Appointment Only. Melvin Jacobs, 020 8381 2908
Kitchen (17' 0" x 8' 05") or (5.18m x 2.57m)	
Conservatory (13' 01" x 7' 02") or (3.99m x 2.18m)	
First Floor	
Bedroom 1 (15' 06" x 11' 10") or (4.72m x 3.61m)	
Bedroom 2 (14' 07" x 11' 10") or (4.45m x 3.61m)	
Bedroom 3 (10' 06" x 7' 09") or (3.20m x 2.36m)	
Bedroom 4 (8' 02" x 8' 02") or (2.49m x 2.49m)	
Family Shower Room	
Second Floor	
Bedroom 5 (10' 0" x 9' 0") or (3.05m x 2.74m)	
Bathroom	
Eaves Storage	
GARDEN (60' 10" x 32' 0") or (18.54m x 9.75m)	
Shed (8' 05" x 3' 09") or (2.57m x 1.14m)	
Garage (17' 0" x 8' 05") or (5.18m x 2.57m)	
Deiterret	

Driveway

**Off Street Parking** 

Tenure

We are informed that the tenure is Freehold

**Melvin Jacobs Estate Agents** 45 - 47 Manor Park Crescent, Edgware, Middlesex, HA87LY

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