

Stonefields Gardens, Edgware, Greater London. HA8 9SP



- Chain Free
- 34ft Through Lounge
- 2 Bedroom (Potential for 3)
- Wide Plot
- Carriage Drive
- Parking 3-4 Cars
- Under 1 Mile Edgware Town Centre
- Scope to Extend (STPP)

Offers In Excess Of
£775,000
Subject To Contract



MELVIN JACOBS ESTATE AGENTS
Sales, Lettings & Block Management

45/47 Manor Park Crescent, Edgware, Middlesex, HA8 7LY
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Lounge/Dining Room (33' 0" x 13' 5") or (10.05m x 4.10m)

Kitchen/Breakfast Room (20' 8" x 8' 10") or (6.29m x 2.70m)

Utility Room (17' 0" x 8' 4") or (5.17m x 2.53m)

Bedroom 1 (16' 5" x 12' 1") or (5.00m x 3.68m)

Bedroom 2 (9' 0" x 8' 11") or (2.75m x 2.72m)

Bathroom

WC

Driveway (42' 8" x 10' 6") or (13.00m x 3.20m)

GARDEN (60' 0" x 40' 6") or (18.30m x 12.34m)

Tenure

We are informed that the tenure is Freehold

Council Tax

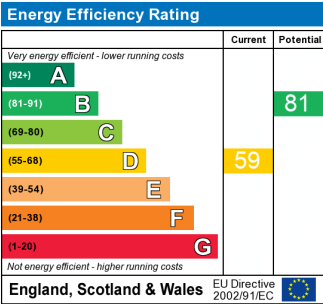
Council tax band: F

Viewing

Strictly By Appointment Only. Melvin Jacobs, 020 8381 2908

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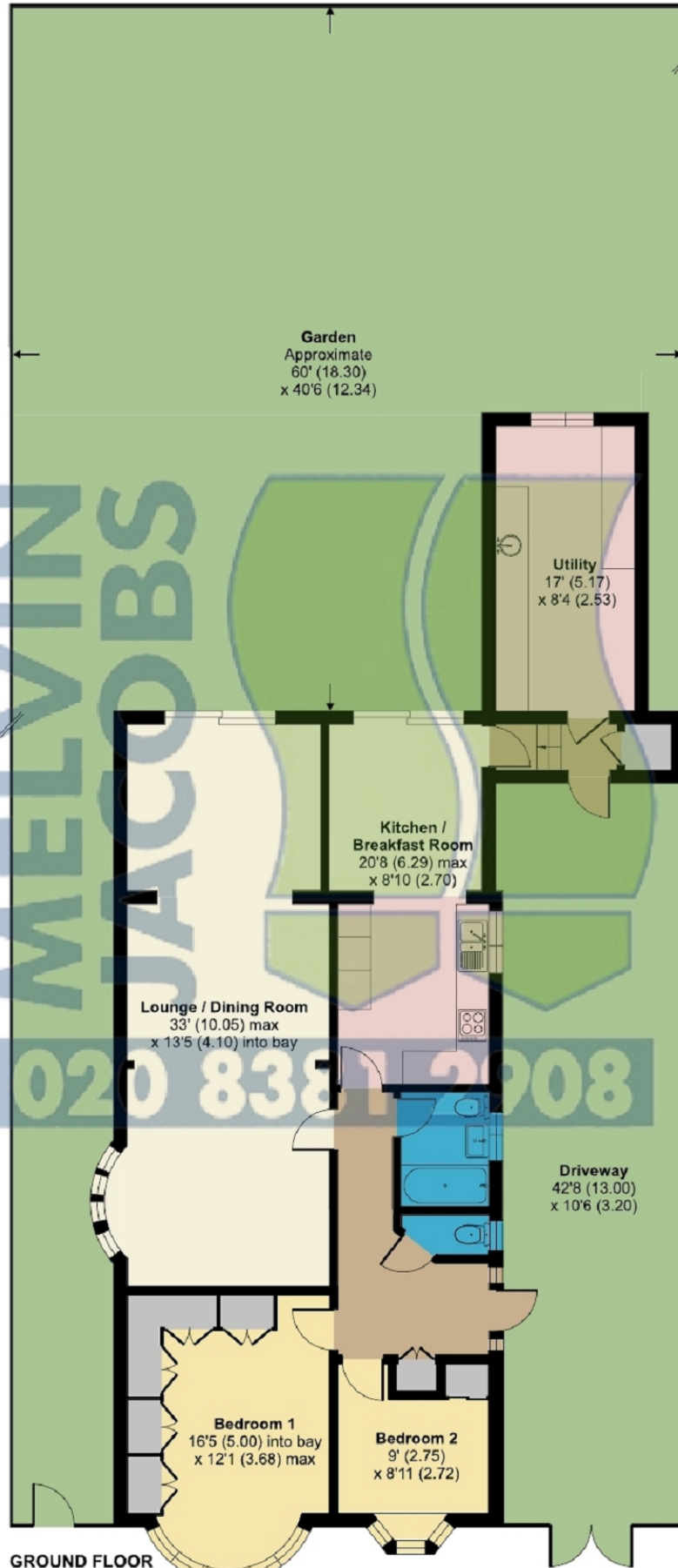


The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Stoneyfields Gardens, Edgware, HA8 9SP

Approximate Area = 1223 sq ft / 113.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Melvin Jacobs Estate Agents. REF: 1362280