PHILLIPS & CO

Estate Agents, Chartered Surveyors & Valuers

020 8864 5678
www.phillipsco.co.uk

1279 Greenford Road
Greenford, UB6 0HY

CAVENDISH AVENUE HARROW HA1 3RG
£579,950 Freehold



ATTRACTIVE THREE BEDROOM SEMI-DETACHED HOUSE

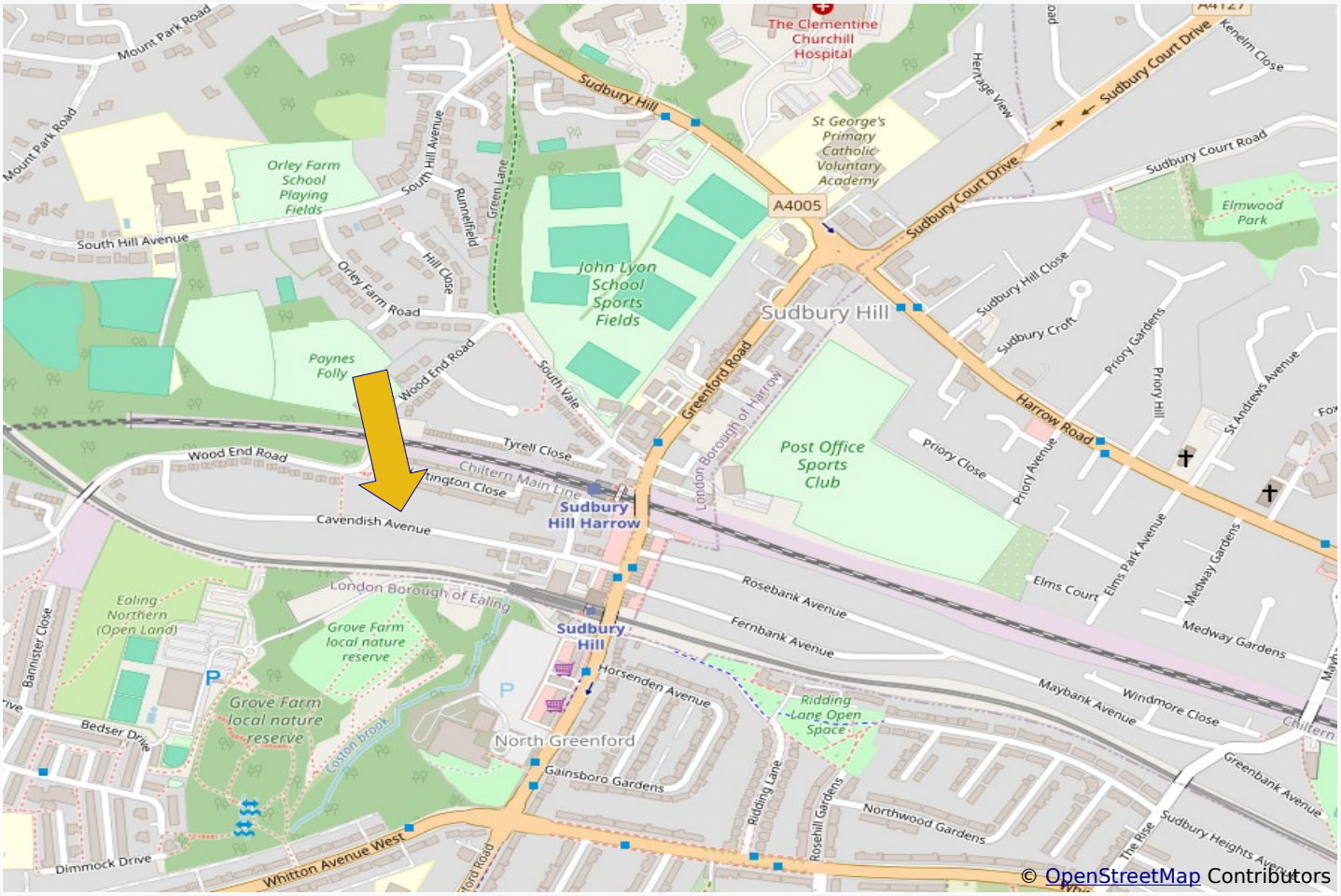
Located on a residential side road the property is within 1/4 mile of local shops, H17 & 92 bus routes and Sudbury Hill Piccadilly Line (zone 4) Station.
Sudbury Hill & Harrow Chiltern Line Overground Station
and the David Lloyd Sports Centre are both within 1/2 mile

*** GAS CENTRAL HEATING * DOUBLE GLAZING ***

*** 29' THROUGH RECEPTION ROOM ***

*** 98' SOUTH FACING REAR GARDEN * GARAGE ***

*** NO UPPER CHAIN ***


The Clementine Churchill Hospital
Sudbury Hill
St George's Primary Catholic Voluntary Academy
A4005
Sudbury Court Drive
Sudbury Court Road
Elmwood Park
Orley Farm School Playing Fields
South Hill Avenue
Orley Farm Road
Hill Close
Runnelfield
Green Lane
John Lyon School Sports Fields
Sudbury Hill
Sudbury Hill Close
Sudbury Croft
Priory Gardens
Priory Hill
St Andrews Avenue
Paynes Folly
Wood End Road
South Vale
Greenford Road
London Borough of Harrow
Harrow Road
Post Office Sports Club
Priory Close
Priory Avenue
Tyrell Close
Chiltern Main Line
Sudbury Hill Harrow
Cavendish Avenue
London Borough of Ealing
Ealing Northern (Open Land)
Grove Farm local nature reserve
Sudbury Hill
Rosebank Avenue
Fernbank Avenue
Elms Court
Elms Park Avenue
Medway Gardens
Horsenden Avenue
Maybank Avenue
Windmore Close
Ridding Lane Open Space
North Greenford
Bedser Drive
Coston Brook
Gainsboro Gardens
Ridding Lane
Rosehill Gardens
Northwood Gardens
Greenbank Avenue
Sudbury Heights Avenue
Dimmock Drive
Whitton Avenue West
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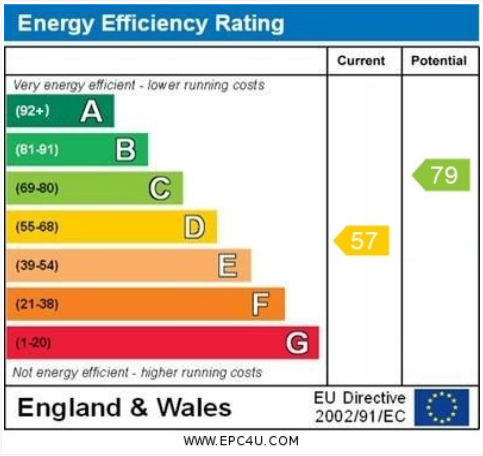











Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92+) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
57
79
England & Wales
EU Directive 2002/91/EC
WWW.EPC4U.COM



GROUND FLOOR **FIRST FLOOR**

APPROX. GROSS INTERNAL FLOOR AREA 1003.19 SQ. FT / 93.20 SQ. M

COUNCIL TAX BAND E

These particulars are issued on the understanding that all negotiations are conducted through Phillips & Co. Whilst every care has been exercised in the preparation of particulars their accuracy is not guaranteed neither do they constitute an offer nor contract.

VIEWING by appointment via PHILLIPS & CO: 020 8864 5678

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