



52 Westbury Road | Northwood | Middlesex | HA6 3BY

FINE & COUNTRY



# DESCRIPTION

Set within the prestigious Eastbury Farm Estate, this five-bedroom, three-bathroom detached family home has been thoughtfully extended and beautifully maintained. Offering versatile living spaces, a south-facing garden of around 100ft and a carriage driveway with ample parking, it combines comfort, functionality and character in one of Northwood's most sought-after locations.

The ground floor is designed with modern family living in mind. A welcoming hallway leads to a spacious double-width living room that flows into a further reception, perfect as a playroom, gym or snug. At the heart of the home is the stunning open-plan kitchen/dining/family room, featuring vaulted ceilings, exposed beams and full-width bi-fold doors opening onto the garden. A study, utility room with garage access and a stylish ground floor shower room complete the downstairs accommodation.

Upstairs, the principal bedroom boasts a private dressing area and en suite, complemented by four additional bedrooms and a contemporary family bathroom.

The south-facing garden is a real highlight, extending to approximately 100ft and laid mainly to lawn with mature borders and a generous patio, ideal for entertaining. To the front, a carriage driveway, garage and EV charging point provide excellent convenience.

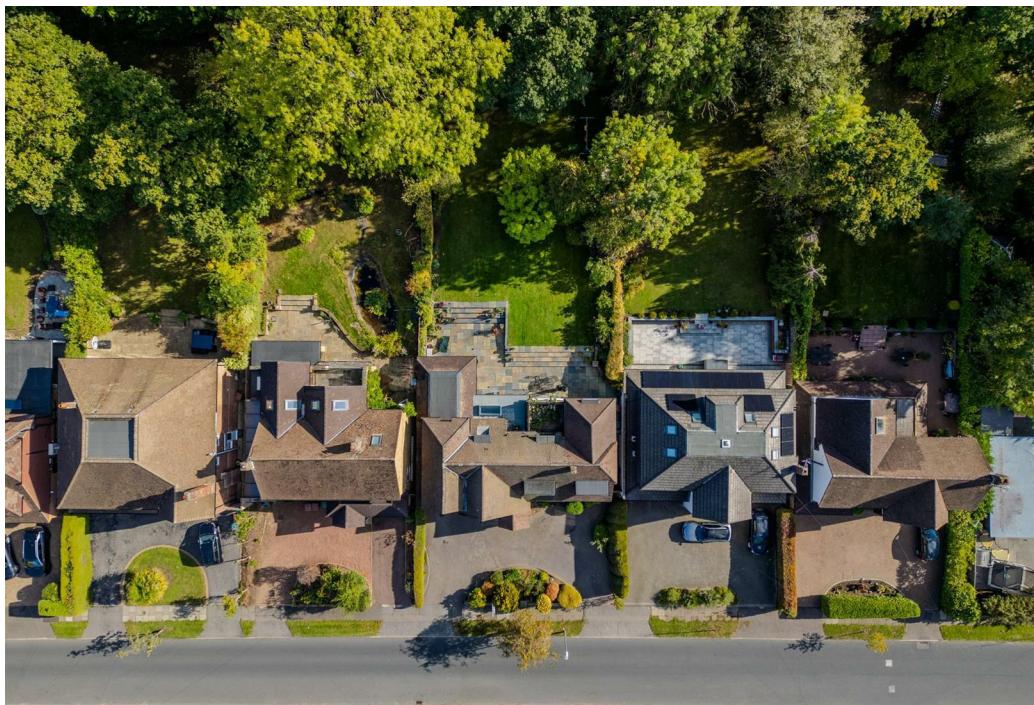
Originally built in the 1950s as a cottage, the home has been transformed into a light-filled and spacious residence that has served as a much-loved family home for over two decades.

Perfectly positioned for Eastbury Farm School, with Northwood and Moor Park's shops, restaurants and Metropolitan Line stations close by, the area also offers golf courses, cricket and football clubs, and fitness centres.

For the current owners, this has been a safe and happy place to raise a family, filled with memories. As they downsize, they hope the next owners will enjoy the same warmth, space and lifestyle that first drew them here.



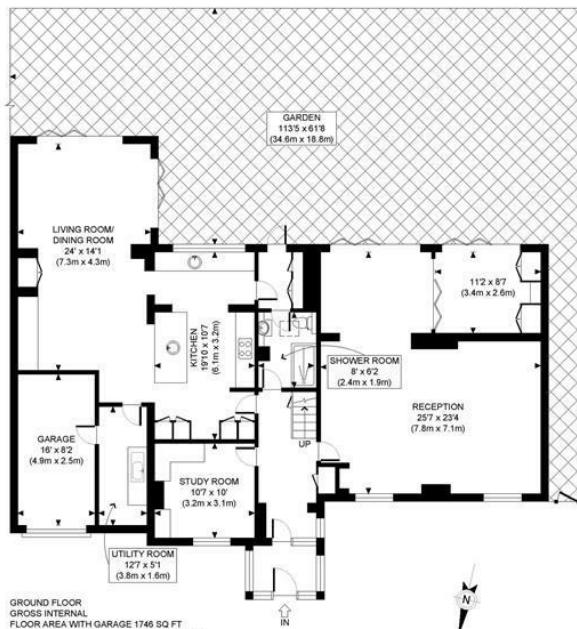
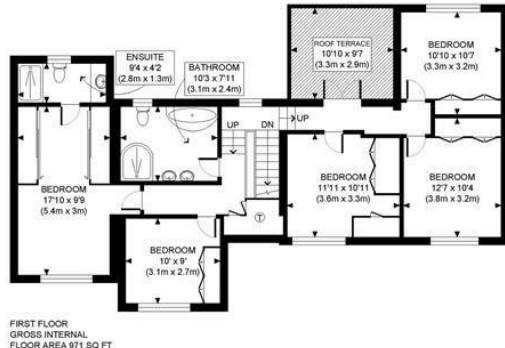




# KEY FEATURES

---

- Prestigious location within the Eastbury Farm Estate
- Five bedrooms and three bathrooms, thoughtfully extended
- Impressive open-plan kitchen/dining/family room with vaulted ceilings and bi-fold doors
- Versatile reception spaces ideal for family life and entertaining
- Principal suite with dressing area and en suite bathroom
- South-facing garden extending to approximately 100ft
- Carriage driveway, garage, and EV charging point
- Retains 1950s charm with bright, contemporary interiors
- Close to Eastbury Farm School, Northwood and Moor Park amenities
- A much-loved family home offering space, light, and character



**PROPERTY PHOTO PLANS.CO.UK**  
ONE STOP SHOP FOR PROPERTY MARKETING

This plan is for illustrative purposes only and should be used as such by any prospective client.  
Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement.  
The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.



Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information, and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure. Copyright © 2021 Fine & Country Ltd. Trading as Fine & Country Harrow and Pinner. Registered in England and Wales. Company Reg No. Registered in England and Wales. Company Reg. No. 08328850 Registered office address: FCAL Limited, 121 Park Lane, Mayfair, W1K 7AG. Registered office Amberside, Wood Lane, HP2 4TP

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	(82 plus) A		
(81-91) B			77
(69-80) C			
(55-68) D			58
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

**FINE & COUNTRY**

Fine & Country Harrow and Pinner  
Tel: 020 4516 5801  
[harrowandpinner@fineandcountry.com](mailto:harrowandpinner@fineandcountry.com)  
Amberside, Wood Lane, HP2 4TP

