



## Lyon Meade

Stanmore

£800,000

A four bedroom, semi-detached house available chain free with Davidson Frost-Wellings.

On the ground floor the house is an entrance porch and hallway, a double reception room with bay window at the front and access to the garden at the rear. There is also a cleverly designed eat-in kitchen, an additional room perfectly suitable as a downstairs bedroom or family dining room, plus a downstairs shower room. Upstairs are three double bedrooms, each of which has built-in wardrobes and two of which have bay windows. There is also a modern family bathroom and study/fourth bedroom.

At the front of the property is off street parking for multiple cars; and there is a good sized, low-maintenance rear garden with patio, garden shed and mostly laid to lawn.

Lyon Meade is a quiet residential road in the Laing Estate a short walk away from Park High School, Whitchurch Primary School and Avanti House Secondary School. The nearest tube station Canons Park for the Jubilee line offering a convenient commute to Central London.

Harrow Council Tax Band F.

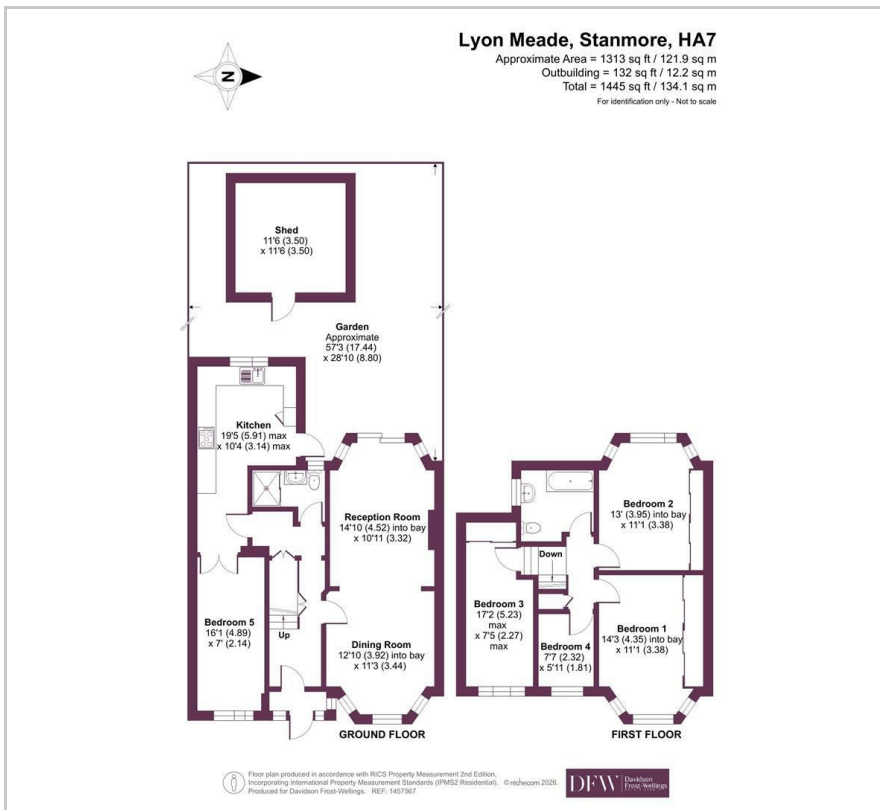
- Four/five bedrooms
- Two bathrooms
- Chain free
- Semi-detached Liang house
- Off street parking
- Freehold

### Viewing

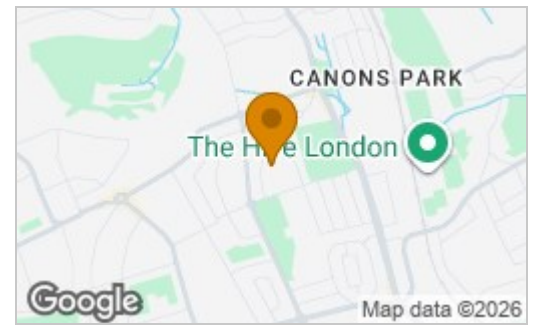
Please contact our Davidson Frost-Wellings Office on 020 8954 8806 if you wish to arrange a viewing appointment for this property or require further information.



## Floor Plan

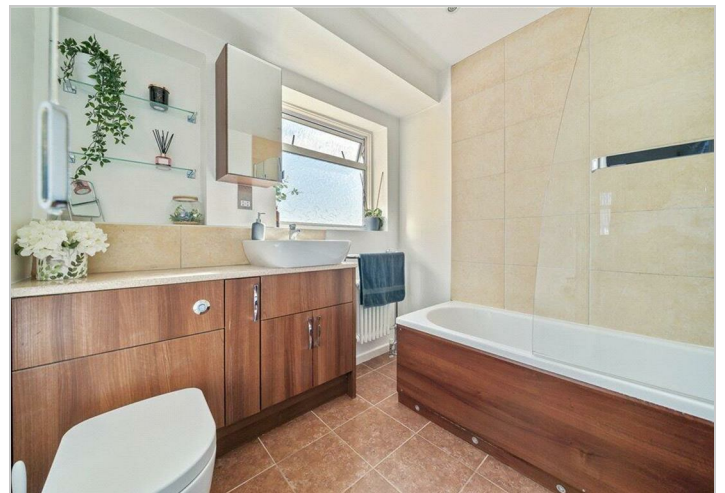


## Area Map



### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
	<b>75</b>	<b>84</b>
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



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