



## Langland Crescent Stanmore Offers over £750,000

A large, semi-detached freehold house available in good condition throughout with Davidson Frost-Wellings.

On the ground floor, the house has a welcoming hallway, a large, open-plan kitchen/family reception room with multiple aspect and access to the West facing rear garden. There is also an additional separate reception room and a downstairs shower room.

On the first floor the house has two double bedrooms, an additional single bedroom and a modern family bathroom. On the top floor in the loft conversion is another double bedroom, another single bedroom and a shower room.

Langland Crescent is a quiet residential road conveniently located for the shops, restaurants, transport links and amenities at Queensbury Circle.

Harrow Council Tax Band F.

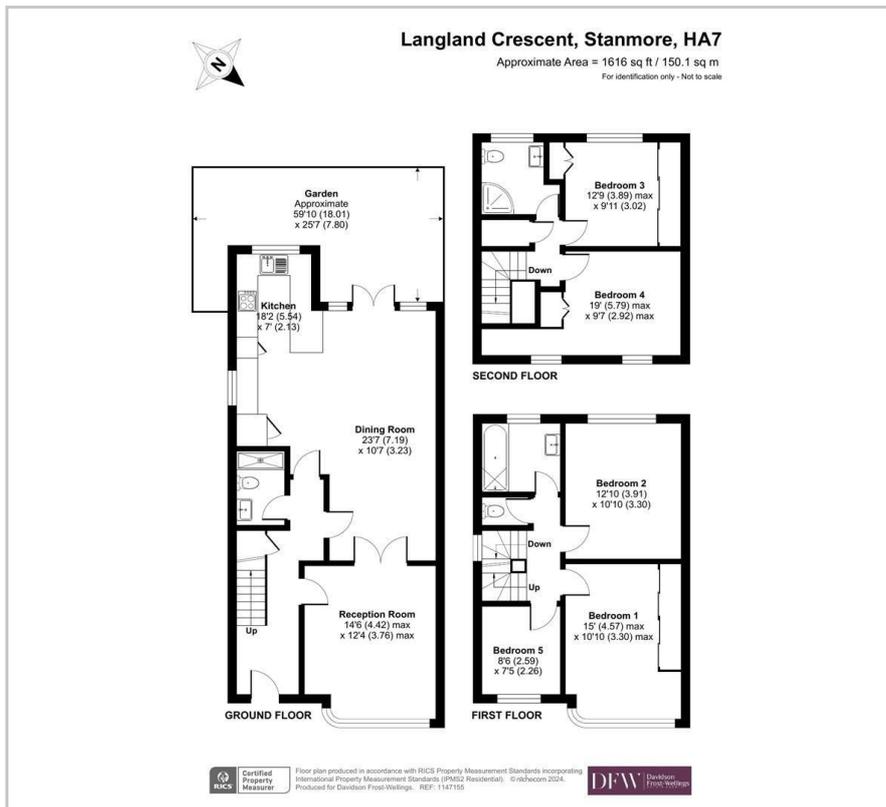
### Viewing

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.

- Five Bedrooms
- Three Bathrooms
- Two Reception Rooms
- West Facing Garden
- Off Street Parking
- Semi Detached Freehold



## Floor Plan



## Area Map



### Energy Efficiency Rating

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



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