



Deans Lane, Edgware, HA8, HA8

£575,000

A well-presented three-bedroom family home offering bright and spacious accommodation, complete with a private rear garden, conservatory and excellent potential to modernise or extend (subject to the necessary planning permissions).

The ground floor comprises a welcoming reception room, a separate dining room, a fitted kitchen and a bright conservatory overlooking the rear garden, creating an ideal space for both family living and entertaining.

The first floor offers two generous double bedrooms, a well-proportioned single bedroom and a family bathroom with separate toilet.

Externally, the property benefits from a private rear garden with a shed, providing useful storage and additional outdoor space to enjoy as well as off-street parking.

Ideally located on the popular Deans Lane, the property is within easy reach of local shops, highly regarded schools, parks and excellent transport links, including Edgware Underground Station (Northern Line), making it an ideal home for families and commuters alike. Chain Free.



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- Three Bedroom Family Home
- Bright Conservatory
- Fitted Kitchen
- Walking Distance To Mill Hill & Edgware

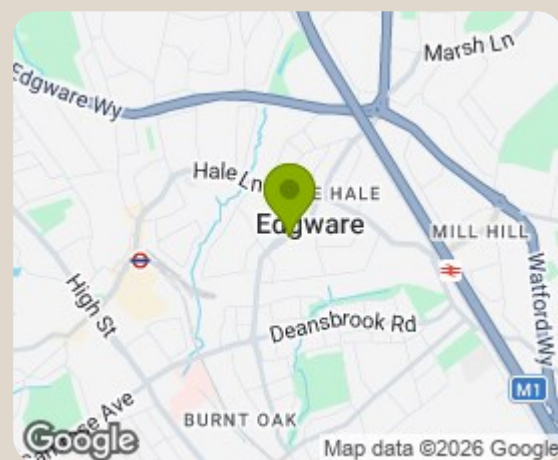
- Spacious Reception Room
- Private Rear Garden
- Close To Schools, Shops & Excellent Transport Links

- Separate Dining Room
- Garden Shed
- Off-Street Parking



Floor plan

Local area map



Energy efficiency

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) 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		
England & Wales	69	80
EU Directive 2002/91/EC		

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Book a viewing

Please call **020 8959 0011** to arrange a viewing appointment for this property or if you require further information.

COSWAY

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