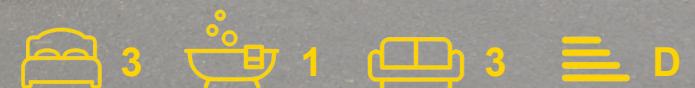




Pasture Close, Wembley, HA0 3JE

Asking Price £750,000



Pasture Close Wembley HA0 3JE

Approx. Gross Internal Area = 147.3 sq m / 1585 sq ft
(Including Garage)

The floor plan consists of two parts: a large Ground Floor plan on the left and a smaller First Floor plan on the right. The Ground Floor plan includes a Garden (57'5" x 30'4", 17.50m x 9.24m) at the top, a Kitchen (10'1" x 7'7", 3.06m x 2.33m) and Dining Room (10'9" x 7'7", 3.27m x 2.32m) in the upper middle, a Study / Sitting Room (10'1" x 10'0", 3.06m x 3.05m) at the top right, a Reception Room 2 (14'1" x 11'7", 4.28m x 3.53m) in the middle right, a Reception Room 1 (14'9" x 13'1", 4.50m x 4.00m) at the bottom right, a Garage (22'5" x 9'7", 6.82m x 2.93m) on the left, and an External area (30'4" x 24'8", 9.25m x 7.53m) at the bottom. Stairs lead 'Up' from the Reception Room 1 area. The First Floor plan includes an Eaves section at the top, a Bathroom, and four Bedrooms: one 11'8" x 11'6" (3.56m x 3.51m), one 8'11" x 6'3" (2.73m x 2.51m), one 10'0" x 7'6" (3.04m x 2.28m), and one 11'8" x 8'4" (3.55m x 2.54m). Stairs lead 'Dn' from the Reception Room 1 area. A legend indicates 'Reduced headroom below 1.5m / 5'0"'. A North arrow is located in the top right corner.

Ground Floor

First Floor

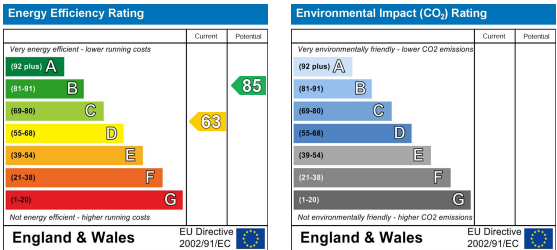
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**BLEU
PLAN**

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.
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- ## Energy Efficiency Graph



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.

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