



Carlton Avenue West, Wembley, HA0 3QX

Asking Price £700,000



Floor Plan



Daniels are delighted to present this beautifully refurbished semi-detached family home, occupying a prime position on Carlton Avenue West, one of the Sudbury Court Estate's most sought-after roads.

Finished to a high standard throughout, the property offers stylish and well-balanced accommodation, while also presenting excellent scope for future expansion. With a garage accessed via the driveway, there is potential to extend to the side, rear and into the loft, subject to the usual planning permissions and consents.

Located within the prestigious Sudbury Court Estate Conservation Area, the property benefits from an attractive and consistent streetscape, helping to preserve the area's distinctive character and long-standing appeal.

The location is ideal for both families and commuters alike. South Kenton Station is just a short walk away, providing direct Bakerloo Line and London Overground services into Central London. The property also falls within easy reach of several highly regarded schools, including East Lane Primary School, Wembley Primary School and Wembley High Technology College, making it an excellent choice for growing families.

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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