



Sweetmans Avenue, Pinner

£895,000 Freehold

This very attractive detached cottage style home is set within a most desirable private cul de sac favourably positioned just a short walk from Pinner's Memorial Park, High Street and Metropolitan Line tube station. The property features two double bedrooms, two bathroom/shower rooms, a lovely double aspect sitting room with fireplace and loggia overlooking the rear garden, a recently fitted kitchen/dining room and a detached garage approached via it's own driveway. Positioned on a wonderful plot providing ample scope for future extension, early viewings are recommended.

- Attractive cottage style home • Favoured private cul-de-sac • Large plot suitable for extension (S.T.P.P) • Two double bedrooms • Two bathroom/shower rooms • Double aspect sitting room with loggia to rear • Recently fitted kitchen/dining room • Detached garage approached via own driveway • Conveniently positioned for Pinner Memorial park, highstreet and station



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Internal

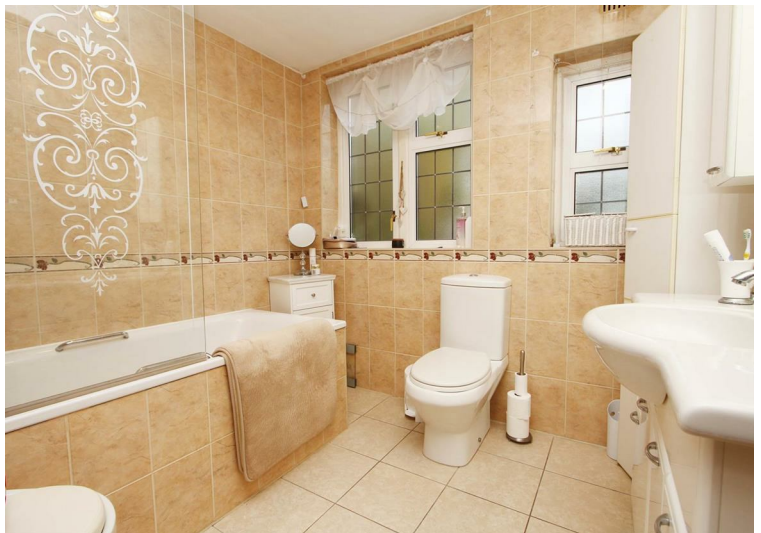
The cottage style accommodation comprises of a welcoming entrance hallway with doors to the ground floor bathroom, cosy double aspect sitting room with fireplace and a rear aspect loggia overlooking the rear garden. The recently fitted kitchen with island peninsula unit is open plan to the dining room with a double aspect. The staircase rises from the hallway to the first floor landing and opens out to a sitting area overlooking the front, whilst the two double bedrooms both feature fitted wardrobes and storage cupboards. There is a recently fitted contemporary style shower room with double shower cubicle set off the landing and servicing the first floor.

External

The very pretty frontage comprises of twin lawn areas with a detached garage approached via its own driveway and additional gated side access to the attractive rear garden set on a widening plot. The rear garden is a particular feature of the property being of a good size and mainly laid to lawn with a profusion of plants and shrubbery plus evergreen screening to the rear of the garden providing a further secluded rear area for storage etc.

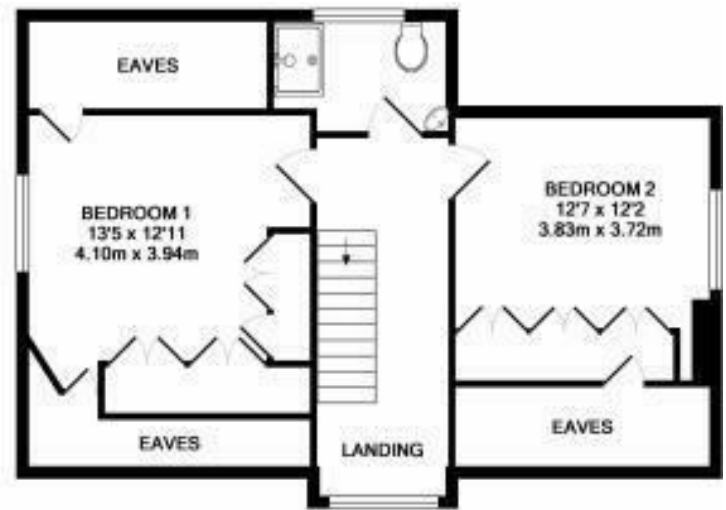
Contact Rawlinson Gold

If you would like to discuss any aspect of this property or to arrange a viewing, we can be contacted by telephone on 020 8866 2300 or alternatively via email at pinner@rawlinsongold.co.uk





GROUND FLOOR
APPROX. FLOOR
AREA 686 SQ.FT.
(61.9 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 627 SQ.FT.
(58.3 SQ.M.)
TOTAL APPROX. FLOOR AREA 1293 SQ.FT. (120.1 SQ.M.)