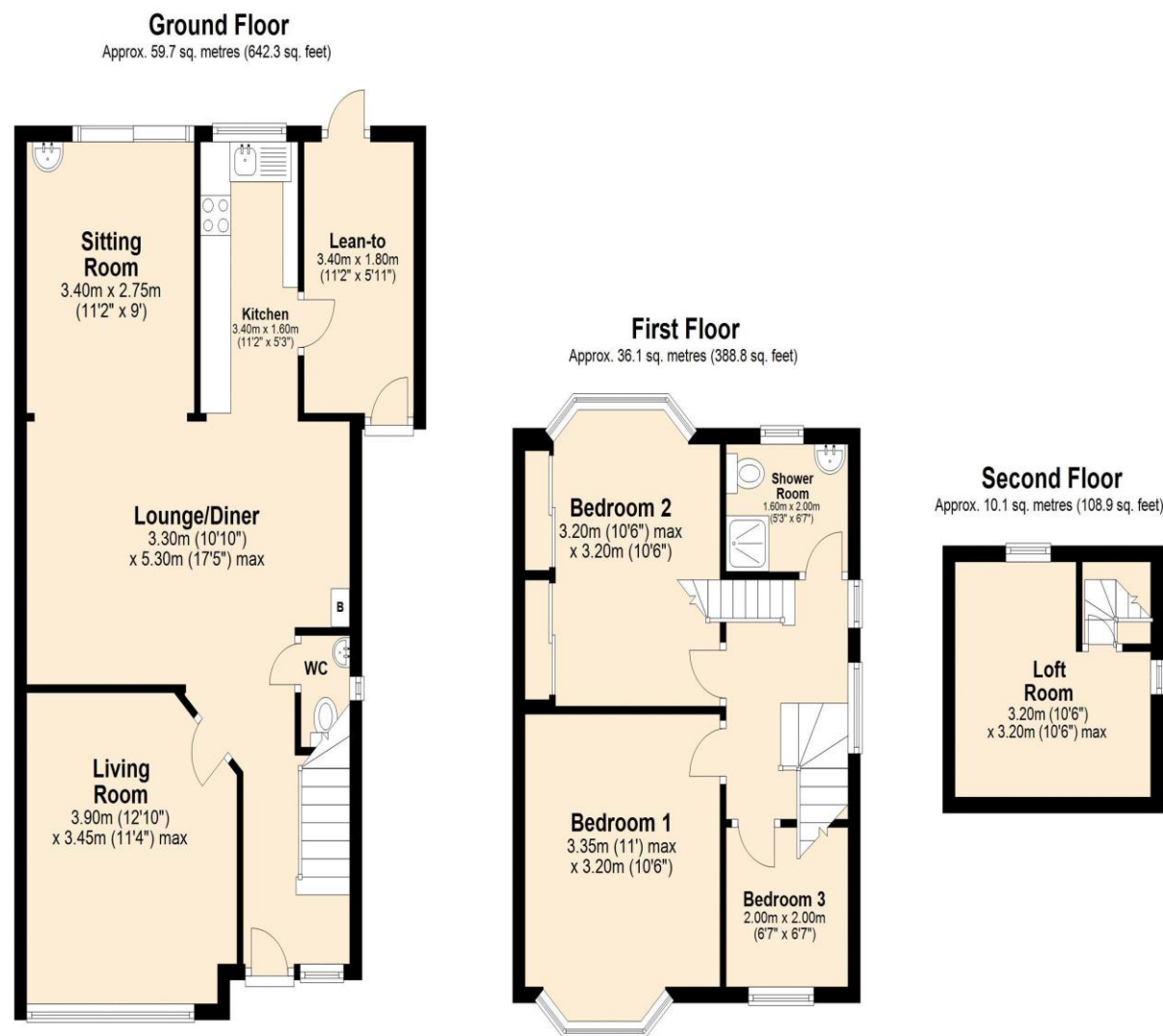


Malden Avenue Greenford UB6 0DJ

Price Guide: £515,000



Total area: approx. 105.9 sq. metres (1140.0 sq. feet)

This plan is for illustration purposes only and should be used as such by any prospective purchaser. Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement.
Plan produced using PlanUp.

Freehold
London Borough of Ealing
Council tax band D £1,571.22
EPC =E

NORTHOLT OFFICE

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northolt@bennetholmes.com

IMPORTANT Bennett Holmes would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



Bennett Holmes are pleased to offer this extended three bedroom end of terrace home situated in a quiet residential location convenient for a number of well regarded local schools as well as being 0.5 miles to Sudbury Hill's Piccadilly Line tube. The property benefits from a rear extension, a boarded loft room, gas central heating, double glazed windows and no upper chain.



- THREE BEDROOMS
- END OF TERRACE HOUSE
- EXTENDED TO THE REAR
- GAS CENTRAL HEATING
- DOUBLE GLAZED WINDOWS
- FRONT AND REAR GARDENS
- 0.5 MILES TO SUDBURY HILL TUBE STATION
- NO UPPER CHAIN

**Malden Avenue
Greenford
UB6 0DJ**

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Accommodation

The accommodation briefly comprises a front door opening to the entrance hall with a door to the front reception room and access to the open plan extended second L shaped reception room and a square arch to the kitchen area. The kitchen is fitted with wall and base level units, a gas cooker point, plumbing for a dishwasher and a door to the side lean to/ utility room which has plumbing for a washing machine and a door to the rear garden. The second reception room has patio doors to the rear garden. Stairs lead to the first floor landing with doors to three bedrooms - two double bedrooms, a single bedroom and the family shower room. Stairs then lead to the boarded loft room.

Outside the property are front and rear paved gardens.

