


## Curzon Avenue, Stanmore, HA7

£625,000

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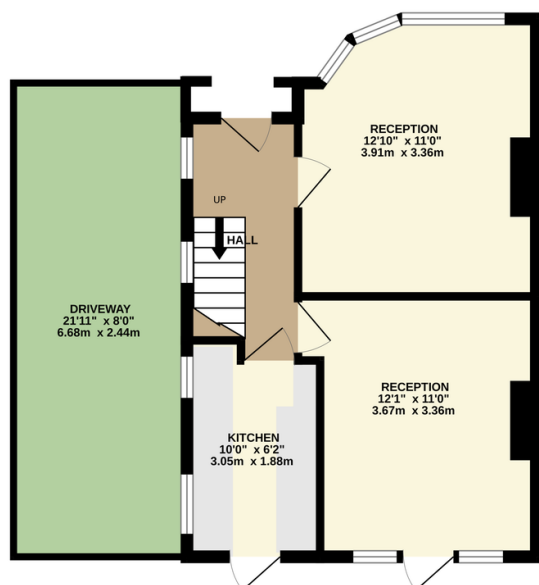
A chain free, three bedroom, semi-detached house with own driveway to the side providing scope to extend to the side, rear and loft if required (subject to planning permission). The property has two reception rooms, kitchen, family bathroom / separate wc, own driveway and a 60' south facing rear garden.

Located close to Belmont Circle for shops, health centre, bus stops and local schools such as St Josephs and Belmont primary schools.

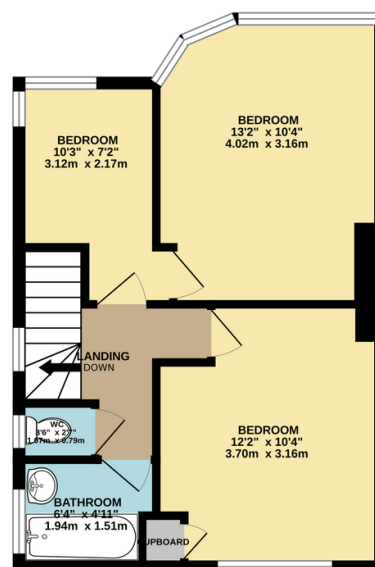
## Key Features

- Chain free
- Three bedrooms
- Own driveway to side
- Potential to extend
- Double glazed
- Semi-detached house
- Two reception rooms
- South facing rear garden
- Gas central heating
- Close to Belmont Circle

GROUND FLOOR  
364 sq.ft. (33.9 sq.m.) approx.



1ST FLOOR  
396 sq.ft. (36.8 sq.m.) approx.



TOTAL FLOOR AREA : 761 sq.ft. (70.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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