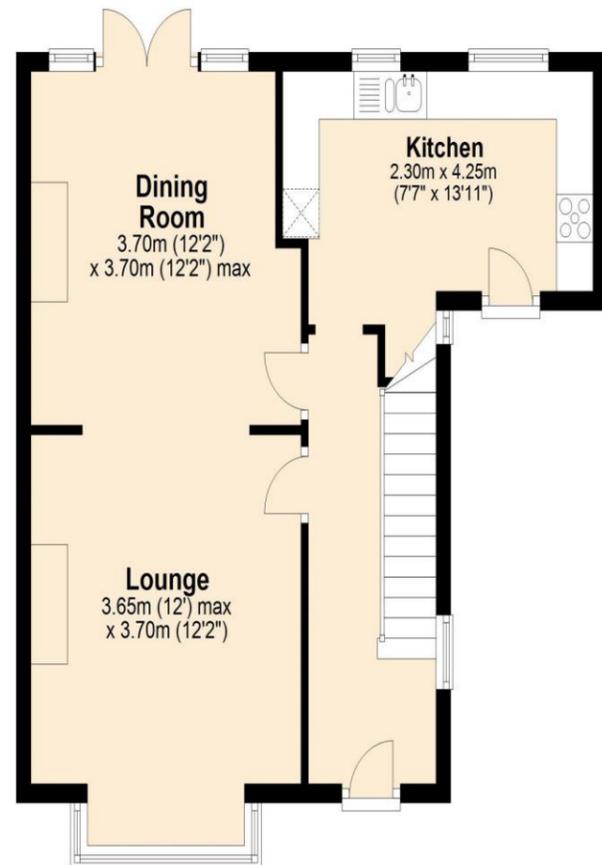


Ribblesdale Avenue Northolt UB5 4NF

Price Guide: £570,000

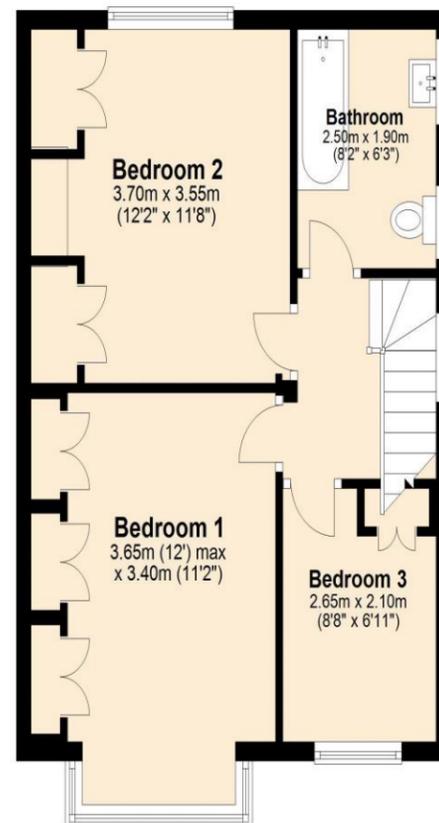
Ground Floor

Approx. 47.0 sq. metres (505.8 sq. feet)



First Floor

Approx. 42.2 sq. metres (454.5 sq. feet)



Total area: approx. 89.2 sq. metres (960.2 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
Borough of Ealing
Council Tax Band D
Council Tax £1,948 per annum
EPC =D

NORTHOLT OFFICE

83 Oldfields Circus Northolt, Middlesex UB5 4RU

sales: 020 8423 2222 lettings: 020 8423 0222

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 delighted to offer this larger than average three bedroom end of terraced house situated in a quiet residential location in Northolt. The property is situated within 0.5 miles of both Northolt's main shopping parade which includes the Central Line Station and also to Northolt Park with its Chiltern Railway Line Station. Also nearby is the Leisure Centre, with its swimming pool and gym and local schools. Other benefits include double glazing, gas central heating, off street parking for two cars and a beautifully maintained rear garden with a log cabin. The property is offered in excellent decorative order throughout.



- END OF TERRACED HOUSE
- THREE BEDROOMS
- LARGER THAN AVERAGE
- TWO RECEPTION ROOMS
- DOUBLE GLAZING
- GAS CENTRAL HEATING
- OFF STREET PARKING FOR 2 CARS
- WELL MAINTAINED APPROX 60' REAR GARDEN

**Ribblesdale Avenue
Northolt
UB5 4NF**

Price Guide: £570,000



Accommodation

Accommodation briefly comprises own front door to the entrance hall with doors to both reception rooms and the kitchen. The front reception has a feature gas fire place with a tiled surround and hearth and wooden mantelpiece. The rear reception room has double glazed casement doors to the rear garden. The fitted kitchen has a range of base and eye level units, a built-in electric double oven, fitted five ring gas hob with extractor hood, plumbing for a washing machine, integrated undercounter freezer as well as space for a fridge freezer and a double glazed door to the garden. To the first floor there are three bedrooms, all of which have either built-in cupboards or wardrobes and a modern family bathroom which comprises a tiled panel enclosed bath with a shower unit, wash hand basin and low level w.c. Outside there is a block paved drive with parking for 2 cars and side access to the beautifully maintained rear garden that measures approximately 60' and widens as it deepens. There are shrub and flower borders, a patio area and a log cabin with a bar, power and light.

