



A SUPERB 4 DOUBLE BEDROOM, 2 BATHROOM HOME IN EXCESS OF 2,100 SQ.FT.

Arden Mhor, Pinner, HA5 2HR

ROBSONS

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CHAIN FREE • 2,135 SQ.FT. • KITCHEN / BREAKFAST ROOM • TWO RECEPTION ROOMS • GUEST CLOAKROOM • FOUR BEDROOMS • TWO BATH/SHOWER ROOMS (ONE EN-SUITE) • GAMES ROOM / UTILITY • LANDSCAPED REAR GARDEN • OFF-STREET PARKING FOR MULTIPLE CARS

Description

Enjoying a quiet cul-de-sac location consisting of just four properties, with picturesque views of local Greenland, is this desirable four-bedroom, two-bathroom detached family home offering a total of 2,135 sq.ft. The property has remained within the same family for over 30 years, and has been meticulously renovated in keeping with modern-day living. Benefits include a new Boiler and Megaflow tank, new carpets, spotlights throughout, Data Network points in every room, an EV charging point, and CCTV.

The ground floor comprises an entrance hallway with access to a guest cloakroom and a storage / cloak cupboard. Double doors lead to a contemporary kitchen / breakfast room complete with a Stoneham kitchen, granite worktops, and kitchen aid appliances incorporating the first conservatory. A second conservatory, currently utilised as a dining area, connects the living room and kitchen, and features Venetian plastering, Quartz worktop, and an undermount sink finished in Quartz. Both conservatories were supplied and fitted by David Sailsbury and benefit from underfloor heating and air conditioning. In addition, the ground floor has direct access to the garage, which has been converted into a games room / utility room, but can still be used as a conventional garage.













To the first floor there are four double bedrooms with fitted wardrobes, and two luxury bathrooms (one en-suite). The bathrooms are finished with Gessi/Grohe water appliances and have walk-in wet room showers, with the main bathroom benefiting from an openable Velux providing an outdoor-feel rain shower. Furthermore, there is a large boarded and insulated loft space providing ample storage space. Furthermore, there is a large boarded and insulated loft space providing ample storage space.

Externally, there is an attractive, landscaped garden with Porcelanosa tiles, an outdoor kitchen, electric heaters, and stunning views of Greenland. Off-street parking for multiple cars is available at the front of the property, via your own driveway, as well as unrestricted visitor parking. A Lean-to shed is also available to storage.

The land behind has a special interest which is reserved as a natural habitat for wildlife. It has not been cultivated for more than a century.

Location

Arden Mhor is set within a desirable location, just a short distance from Northwood Hills and Pinner's amenities. For commuters, there are excellent transport facilities close by, including local bus links and the Metropolitan Line at nearby Pinner and Northwood Hills underground stations.

The area is well served by primary and secondary schooling, including Haryln Primary School and Haydon Secondary School, as well as children's parks/playgrounds and recreational facilities.

Additional Information

Tenure: Freehold

Local Authority: London Borough of Hillingdon

Council Tax Band: G

Energy Efficiency Rating: D

For additional information, please refer to www.robsonsworld.com or call us on: 020 8866 8083.



Approximate Gross Internal Area
 Ground Floor = 118.4 sq m / 1,275 sq ft
 First Floor = 75.7 sq m / 815 sq ft
 Lean To = 4.2 sq m / 45 sq ft
 Total = 198.3 sq m / 2,135 sq ft

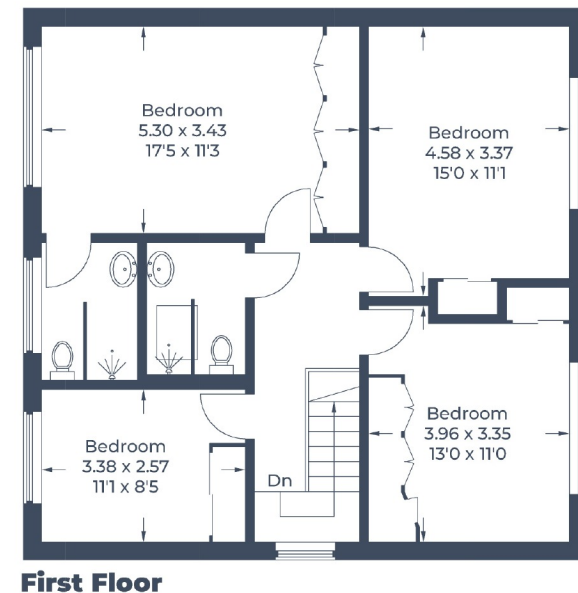
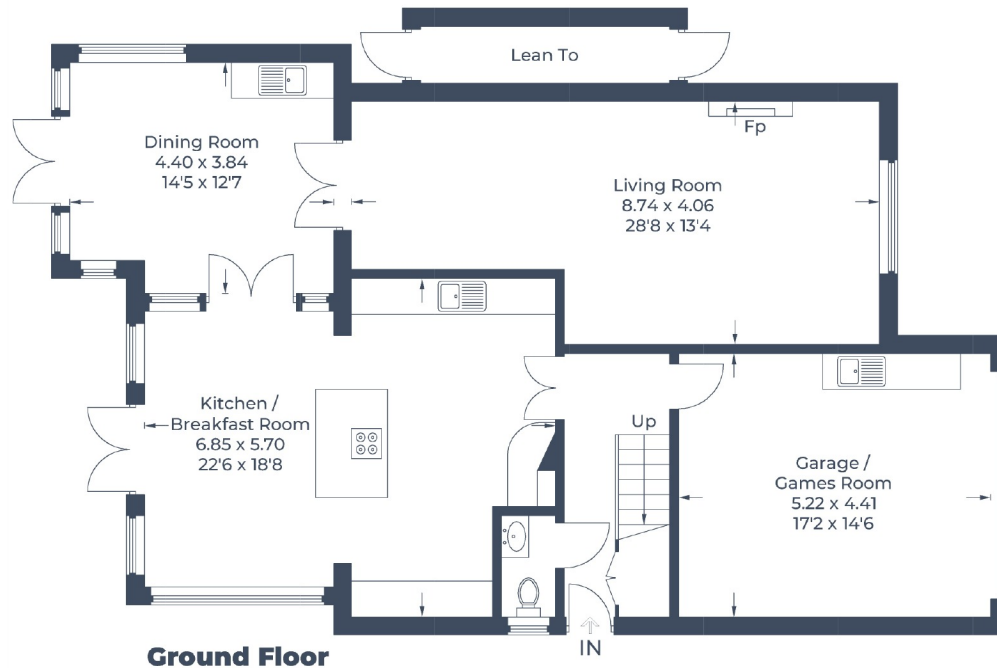


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ROBSONS

1 High Street, Pinner HA5 5PJ
 Tel: 020 8866 8083 Email: pinner@robsonswb.com
www.robsonswb.com

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