



**A SUBSTANTIAL FIVE BEDROOM, THREE BATHROOM DETACHED FAMILY RESIDENCE
ON A SOUGHT AFTER PRIVATE ROAD**

Park View Road, Pinner, HA5 3YF

ROBSONS

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THREE RECEPTION ROOMS • KITCHEN/BREAKFAST ROOM • UTILITY ROOM • GUEST CLOAKROOM • PRINCIPAL BEDROOM WITH EN-SUITE • FOUR FURTHER DOUBLE BEDROOMS, TWO WITH EN-SUITES • ATTRACTIVE REAR & FRONT GARDENS • OFF STREET PARKING FOR MULTIPLE VEHICLES • GARAGE

Description

A substantial five-bedroom, three-bathroom detached family residence offering over 3,000 sq ft of well-planned accommodation, with a generous private garden, garage and ample off-street parking. Ideally positioned on a private road in a highly sought-after location.

The property welcomes you with a spacious, light-filled hallway and guest cloakroom, leading to a front-aspect dining room. The impressive 33'1 x 17'0 living room is accessed via the hallway and dining room, featuring a charming fireplace, sliding doors opening to the garden, and a French door to the side of the property. A separate study provides the perfect space for home working.

The kitchen/breakfast room is fitted with a wide range of modern units, integrated appliances, and a breakfast bar. A practical utility room, with garden access, also connects to the garage.

Upstairs, a generous landing leads to the principal bedroom with fitted wardrobes and a luxury en suite bathroom. There are four further double bedrooms, all with fitted wardrobes, two of which benefit from en suite facilities.













Externally, the property boasts a beautifully landscaped and private rear garden, mainly laid to lawn and bordered by mature trees and shrubs, offering seclusion and a tranquil setting. A large terrace provides the perfect area for al fresco dining and entertaining. To the front, the driveway offers off-street parking for several vehicles, along with access to the garage, a front garden, and side access to the rear.

Location

Situated on a private road within the exclusive 72 acre Pinner Hill Estate, the development comprises 115 established and individual family dwellings and the highly regarded Pinner Hill Golf Club. Pinner and Northwood are moments away and offer an array of boutique shops, restaurants, coffee houses and popular supermarkets. Transport facilities include local bus links and the Metropolitan Line at Northwood and Pinner stations, both providing a fast and frequent service into the heart of Central London. The area is well served by state and private primary and secondary schools, children's parks/playgrounds and recreational facilities.

Additional Information

Tenure: Freehold

Local Authority: London Borough of Harrow

Council Tax Band: H

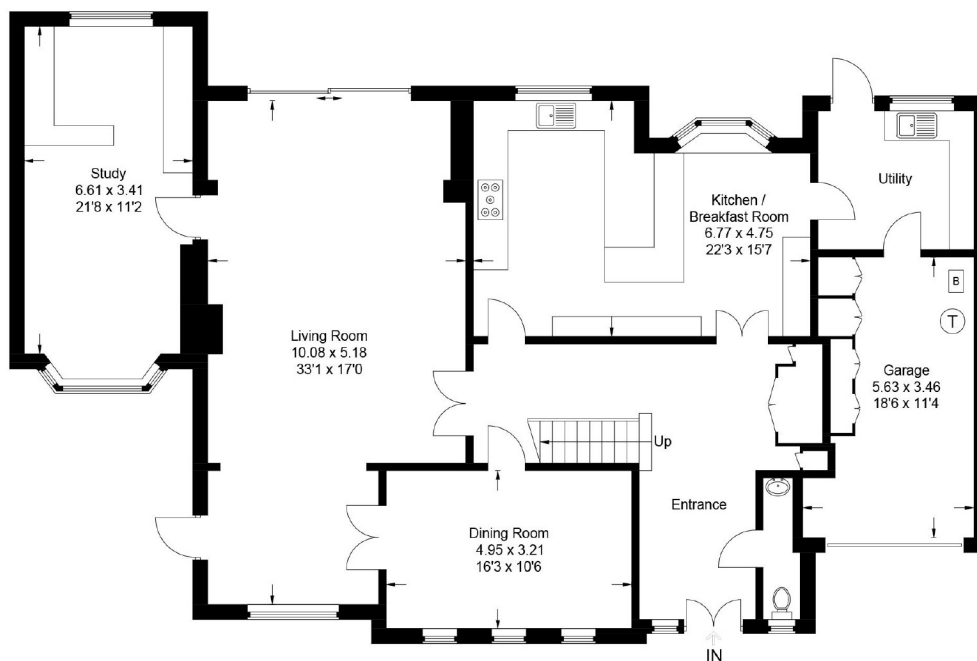
Energy Efficiency Rating: D

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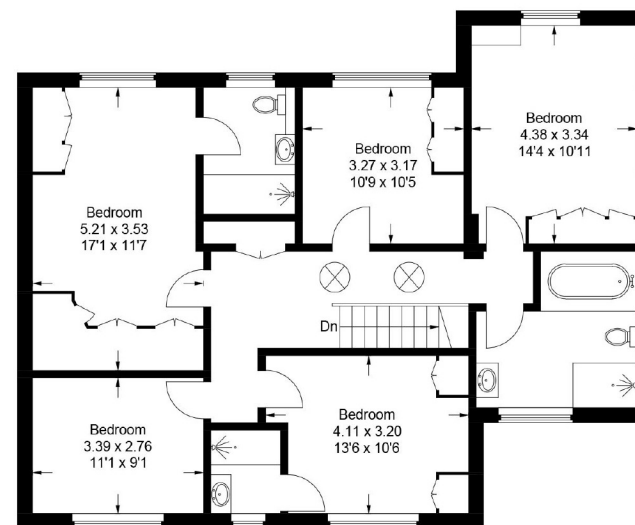


Sunder Nivas, Park View Road, Pinner, HA5 3YF

Approximate Gross Internal Area
 Ground Floor = 177.0 sq m / 1,905 sq ft
 First Floor = 101.8 sq m / 1,096 sq ft
 Total = 278.8 sq m / 3,001 sq ft
 (Including Garage)



Ground Floor



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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