



Salcombe Gardens, Mill Hill, NW7

Asking Price: £775,000

Benham
& Reeves

Salcombe Gardens, Mill Hill, NW7

 4 Bedroom (s)  3 Bathroom (s)  Freehold

The ground floor accommodation of this luxurious family home comprises a welcoming entrance hall with stairs, a front reception room which offers versatility, allowing the homeowner to use as an office space or guest bedroom, a bright and airy kitchen diner with integrated appliances and bifolding doors to elevated decking area and west facing garden. The first floor offers two double bedrooms both benefiting from built in wardrobes, this level also has a modern part tiled family bathroom. The top floor is exclusively used for the principal bedroom which has the luxury of floor to ceiling windows opening to a Juliette balcony, a stylish bathroom and plenty of eaves storage. Further benefits of this immaculate home include a ground floor shower room, BBQ area in the garden, and off street parking for two cars.

There are good bus links to Mill Hill Broadway (Overground) and Mill Hill East (Northern Line). The house is close to a newly built leisure centre and several good primary and secondary schools with local shops a short walk away.





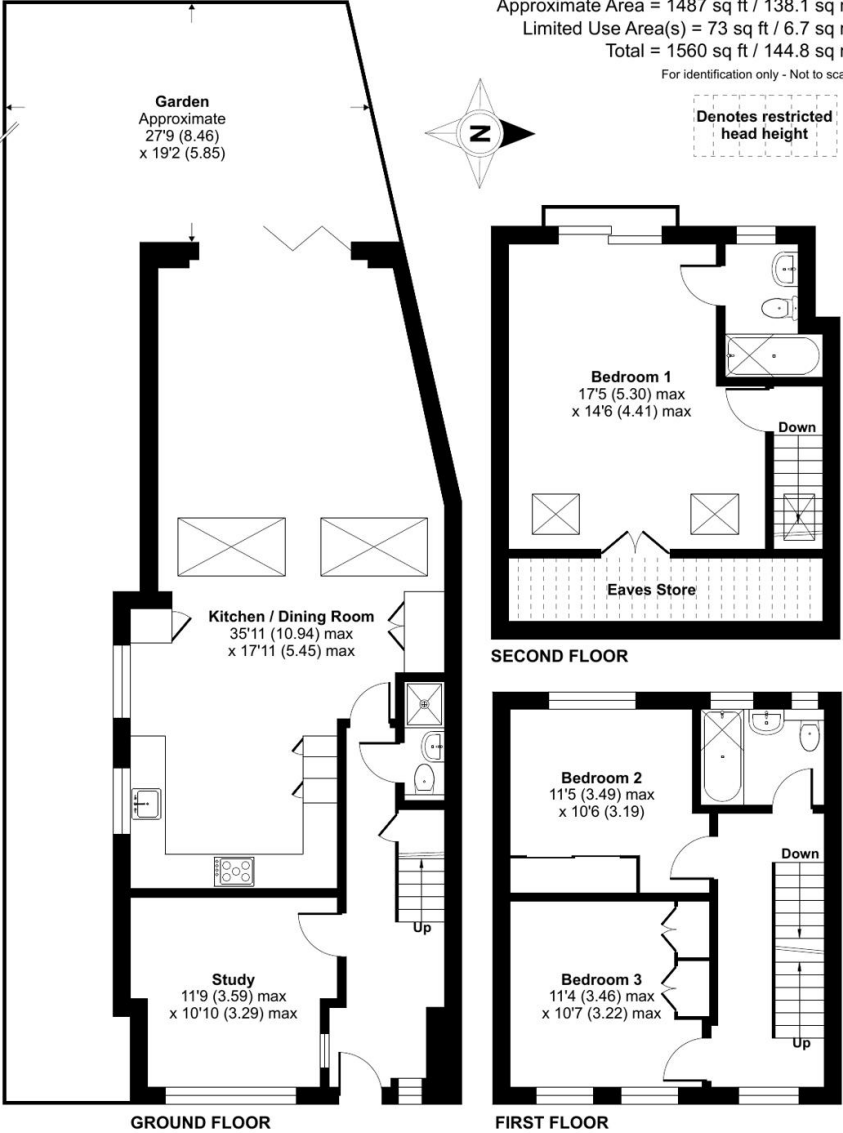
Property Features:

- Semi-Detached
- Immaculate 3/4 Bedroom Family Home
- Three Bathrooms
- 1487 SQ FT Generously Arranged Over Three Floors
- Underfloor Heating In Kitchen Diner
- Bifolding Doors To Decking & West Facing Garden
- Off Street Parking For Two Cars
- Mill Hill East (Northern Line)

Salcombe Gardens, London, NW7

Approximate Area = 1487 sq ft / 138.1 sq m
 Limited Use Area(s) = 73 sq ft / 6.7 sq m
 Total = 1560 sq ft / 144.8 sq m

For identification only - Not to scale



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Terms & Conditions:

These particulars are for guidance purposes only and do not form part of an offer or contract.

Asking Price: £775,000

Tenure: Freehold

Viewings:

All viewings are by appointment only through our Beaufort Park Office.

Our reference: CHD260013

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