



ASHLEY LANE

Hendon
London NW4



Dexters

Detached Family House
EPC Rating: B

Price £1,395,000

Situated on the highly desirable Ashley Lane, is this substantial five/six bedroom four bathroom detached family home, within the Eruv. The property boasts ample living space throughout, comprising approximately 250sqm / 2700sqft. Benefiting from off street gated parking and side access to the south facing garden.



The ground floor lends itself to entertaining and flexible living, consisting of a larger than average, eat in open plan kitchen/dining room, playroom/tv room, and a guest WC.

Furthermore, the lower ground floor provides a further reception room and double bedroom, ideal for guests or a multipurpose space. As well as a utility room and shower room.

On the first floor, there is a further two double bedrooms and two ensembles, the master bedroom includes a dressing area with an ensuite bathroom. Finally, the second floor comprises three good sized bedrooms and a family bathroom.

Benefiting from off street gated parking and side access to the south facing garden, and offered to the market chain free.

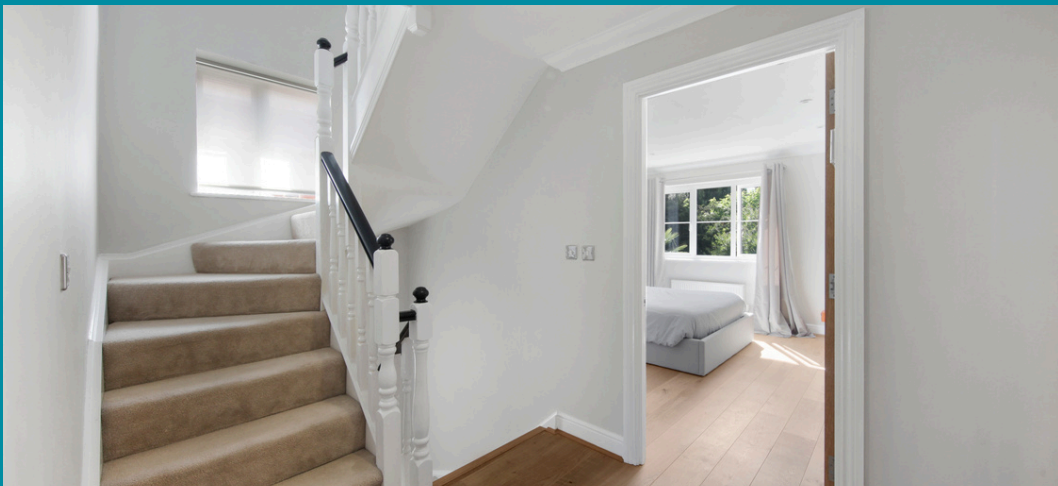
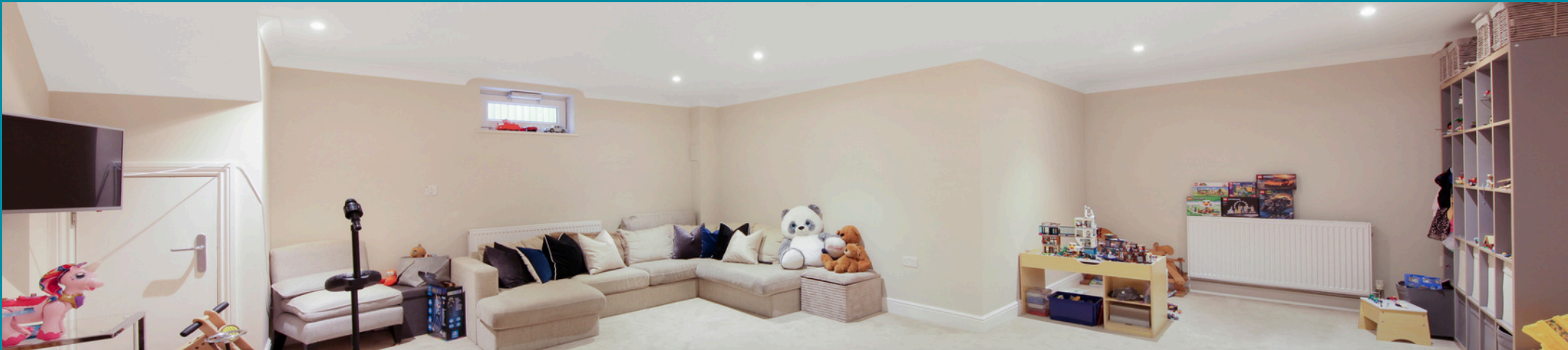
Call Roundtree Real Estate to arrange your internal inspection.



- Detached family home
- Spacious Kitchen/Dining Room
- Modern Fixtures Throughout
- Gated Off Street Parking
- South Facing Garden with Side Access
- Chain free
- View now via Roundtree Real Estate





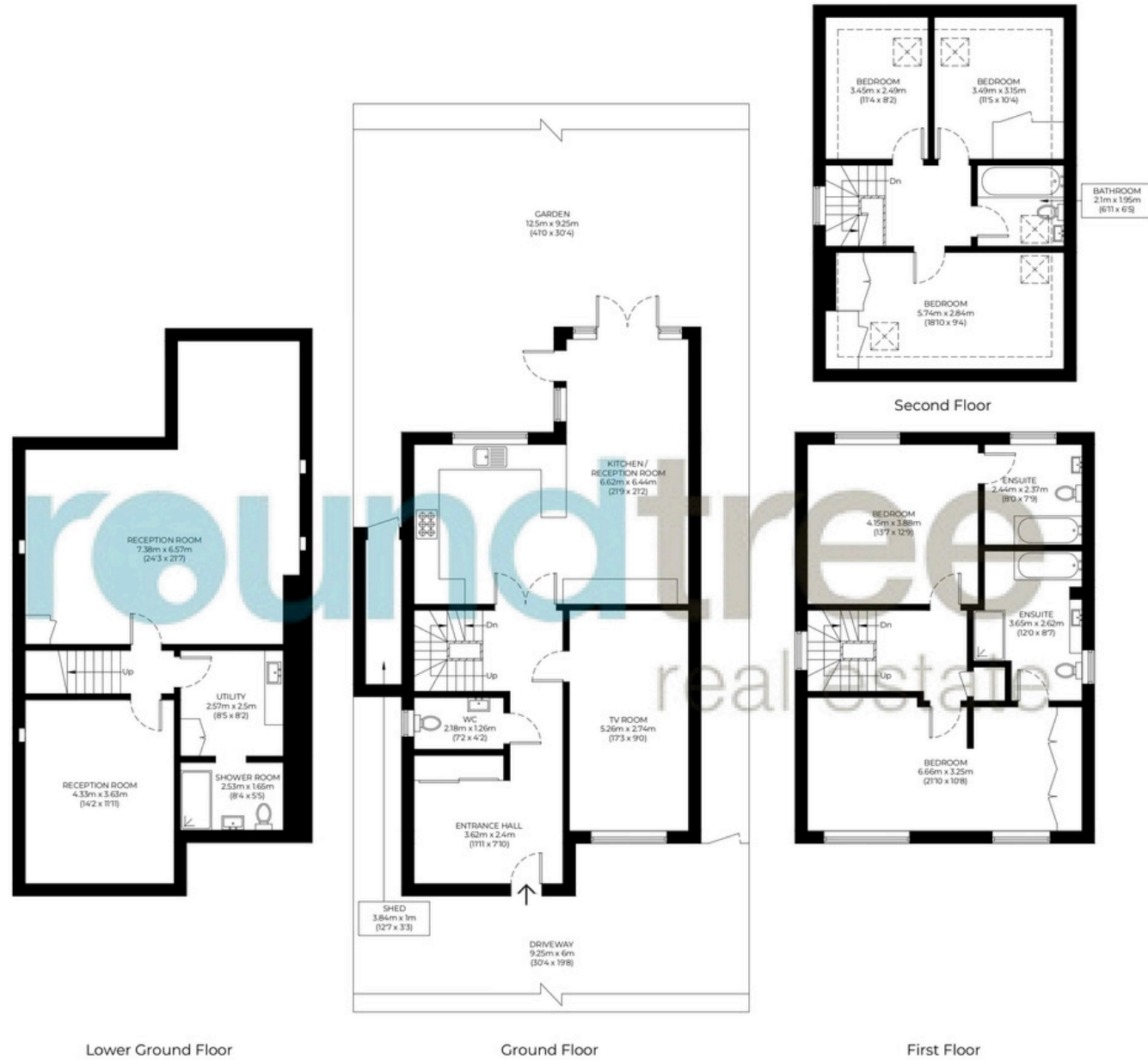


Floorplan

Approximate gross internal area

250.8 sqm / 2700 sqft

The floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence that the information, it must not be relied on. Maximum widths and lengths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.



Lower Ground Floor

Ground Floor

First Floor



GROSS INTERNAL AREA (GIA)
250.8 sqm / 2700 sqft



EXTERNAL STRUCTURAL FEATURES
3.1 sqm / 33 sqft



RESTRICTED HEAD HEIGHT (RHH) /
EAVES STORAGE
8.3 sqm / 89 sqft

Hendon

Hendon is a cosmopolitan, multicultural area that benefits from a relaxed pace of life and a wide range of attractive amenities. Hendon's transport connections are excellent, with the M1 nearby and easy access to central London along the Northern Line. Thanks to its diverse population, Hendon has some of the best restaurants in north London, while its popularity with families ensures there is a good selection of schools.

While Hendon property prices have done well over the last few years, the area still represents a good-value option for renting or buying when compared against other parts of London.

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