

Sole Agent

17 Norbury Grove, Mill Hill, NW7 4LS

£675,000 Subject to Contract



A very well presented chain free five bedroom (four doubles), two bathroom family house set in a sought after cul de sac location within a stone's throw of both Courtland Primary School and Mill Hill County High School.

The house is set over three floors and has been refurbished in recent years to include a modern Kitchen/Breakfast and two modern bathrooms.

Amenities include landscaped westerly facing rear Garden with side access, 2 large storage rooms.

Norbury Grove is a cul de sac, off Worcester Crescent, within approximately 1 mile of the amenities at Mill Hill Broadway. Mill Hill Golf Club and the open spaces of Moat Mount and Highwood Park are within close proximity as is the renowned Rising Sun.

Council Tax Band - D

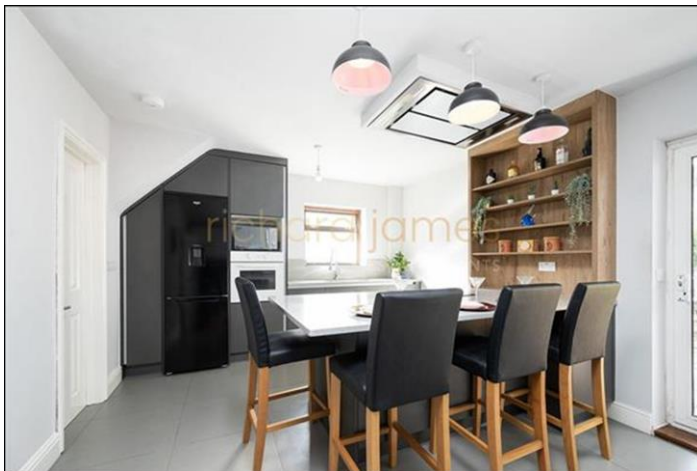
Sole Agent.

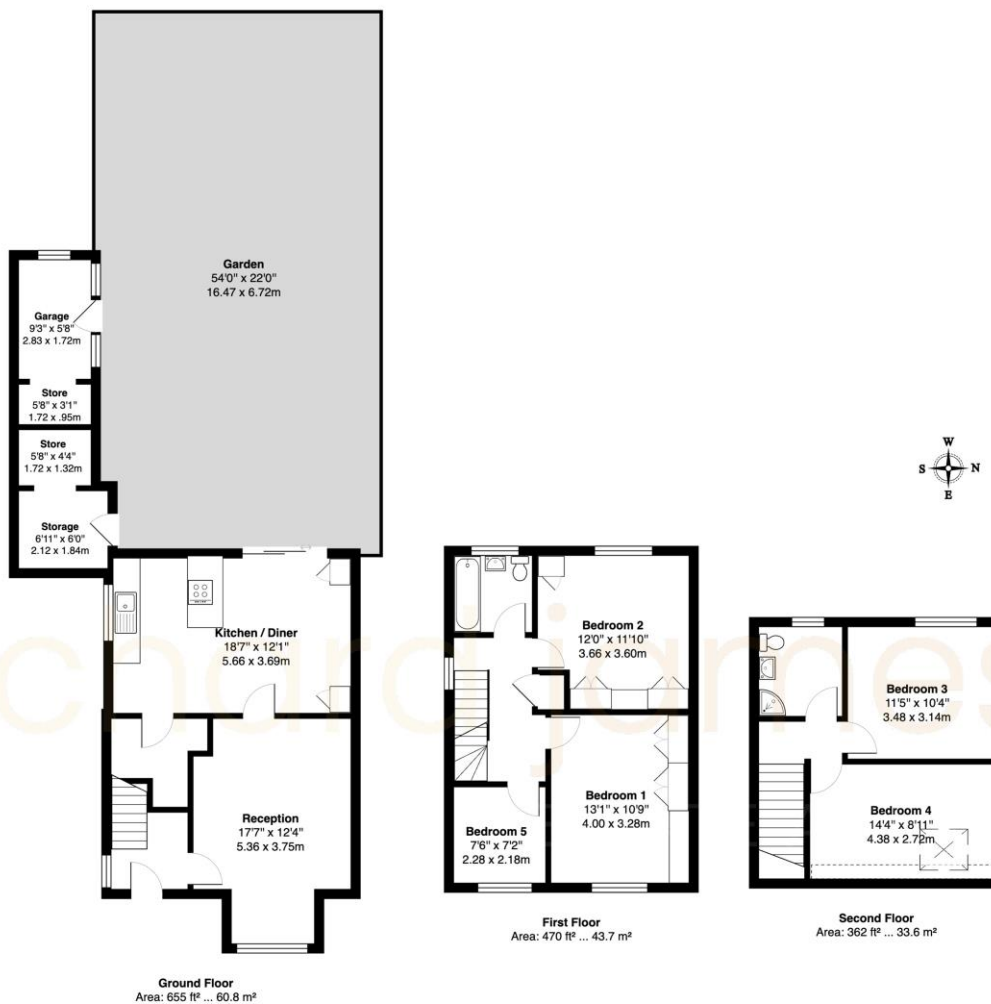
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Norbury Close NW7

Total Gross Area: 1487 ft² ... 138.1 m²

All measurements are approximate and for identification guideline purposes only, not to scale.
Compliant with the RICS code of measuring practice

- SEMI DETACHED HOUSE
- CUL DE SAC LOCATION
- FIVE BEDROOMS
- MODERN KITCHEN / BREAKFAST ROOM
- CLOSE TO LOCAL AMENITIES
- LANDSCAPED REAR GARDEN
- CATCHMENT FOR COURTLANDS & MILL HILL COUNTY SCHOOL
- TWO BATHROOMS
- CHAIN FREE
-



PRICE - £675,000
TENURE - Freehold
COUNCIL TAX BAND - D
LONDON BOROUGH OF BARNET

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		84
(69-80)	C	70	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

As agents we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify that they are in working order or fit for the purpose. As a buyer you are advised to obtain verification from your Solicitor/Conveyancer or Surveyor, if there are any points of particular importance to you. Reference to the tenure of the property is based on information given to us by the seller, as we well not have had sight of the title documents. You are advised to obtain verification from your Solicitor/Conveyancer. Before viewing a property, do please check with us as to its availability, and also request clarification or information on any points of particular interest to you, to save you any possible wasted journeys. Also, photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. All sizes are approximate; all dimensions include wardrobe space where applicable. While we believe that the area of the property has been accurately calculated, any prospective buyer who considers this feature to be particular important is strongly recommended to have the site measurements checked by their own surveyor before submitting an offer to purchase.