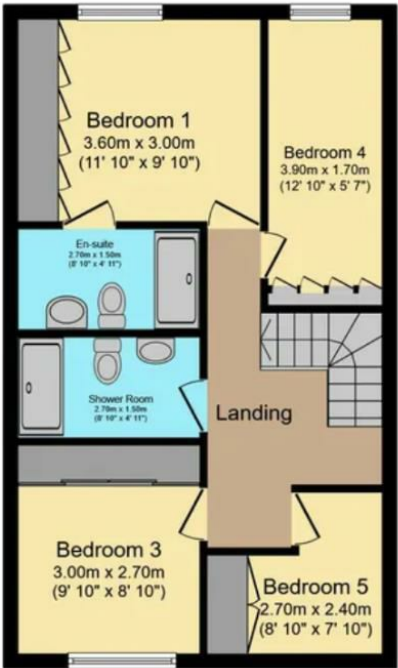




Ground Floor



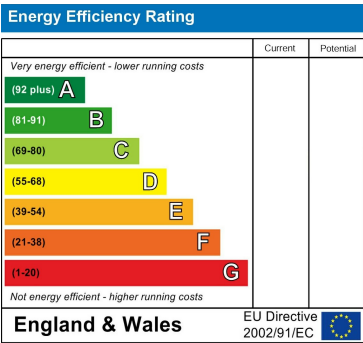
First Floor

Total floor area 122.1 sq.m. (1,314 sq.ft.) approx

Council Tax Band

D

Energy Performance Graph



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.



HOUSE - SEMI-DETACHED (EPC RATING:)

RUGBY AVENUE, WEMBLEY, HA0 3DF

£680,000



5 Bedroom House - Semi-Detached located in Wembley

Stunning Five-Bedroom Family Home with Self-Contained Studio with Income Potential.

Spacious, stylish, and incredibly versatile, this beautifully renovated five-bedroom, three-bathroom home offers the perfect blend of modern family living and exceptional income potential.

A standout feature is the self-contained ground-floor studio, offering endless possibilities as accommodation for extended family, guests, a home office, or a ready-made rental opportunity.

Upstairs are four generously sized bedrooms, all with fitted wardrobes. The spacious principal bedroom benefits from a sleek en-suite shower room, while the remaining bedrooms are served by a stylish family shower room.

An Opportunity That Pays for Itself

The property currently generates an impressive 3,500 GBP per calendar month, with approximately 2,500 GBP PCM from the main house and 1,000 GBP PCM from the self-contained studio. Whether you're an investor or a homeowner looking to offset mortgage costs, this proven income stream makes this home truly stand out.

