



FREEHOLD

House - Terraced

# INVESTMENT OPPORTUNITY - 6 BEDROOM/2 BATHROOM FREEHOLD

Offers In Excess Of

# £550,000

## FEATURES

- 6 good sized bedrooms
- Close to Edgware town centre
- 2 Bathrooms
- Super Investment opportunity
- Spread across 3 Floors
- Separate kitchen and dining room/lounge



# 6 Bedroom House - Terraced located in Edgware

Space Residential are pleased to present this 6 Bedroom 2 Bathroom property located near to Edgware town centre. This property is perfectly suited for investment, and appears to be in good condition throughout with 6 self contained usable double bedrooms, a living/dining room and a separate kitchen.

The house has recently benefited from a fresh coat of paint, has it's own driveway at the front, a small garden at the rear and a large garage that could possibly be converted into living accommodation subject to consent if required.

In summary the house consists; 6 good sized bedrooms, 2 bathrooms (1 on the ground floor, and 1 on the top floor), a kitchen, a dining room, a garage and and a private garden.

CHAIN FREE.

Please call SPACE RESIDENTIAL on 0208 906 2222 or email [info@spaceresidential.com](mailto:info@spaceresidential.com)

Call us on

**0208 906 2222**

[info@spaceresidential.com](mailto:info@spaceresidential.com)

[spaceresidential.com](http://spaceresidential.com)

**Council Tax Band**

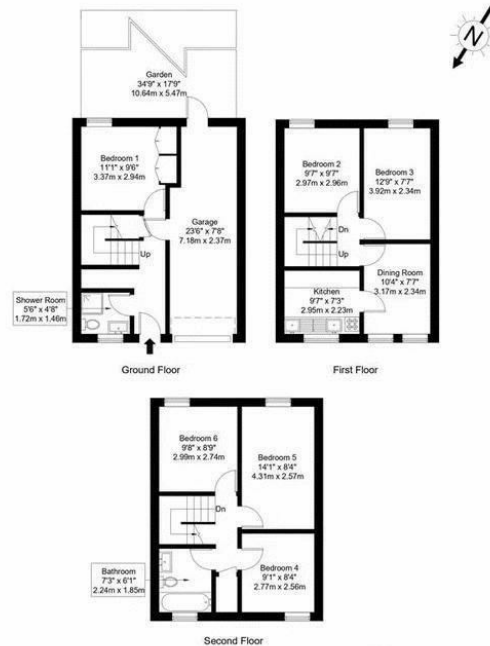
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## Overbrook Walk, HA8 6JW

Approx Gross Internal Area = 116.78 sq m / 1257 sq ft

Garden Area = 50.43 sq m / 543 sq ft

Total Area = 167.21 sq m / 1799 sq ft



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 in the information produced it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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

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.

