



51 Shakespeare Road, NW7 4BA

£675,000

**richard
james**

ESTATE AGENTS

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Property Description

A charming, well presented three bedroom semi detached house set within the sought after Poet's corner of Mill Hill and close to popular local schools including Etz Chaim.

Offered for sale with no upper chain and offers scope to extend subject to the usual necessary consents.

The accommodation comprises modern fitted Kitchen, Double Reception Room, Three Bedrooms.

Externally there is off street parking for two cars and a delightful south facing rear garden Garden with patio area.

Shakespeare Road is close to Arrandene open space, Mill Hill Park and is within approximately 1/3 of a mile of the numerous amenities of The Broadway.

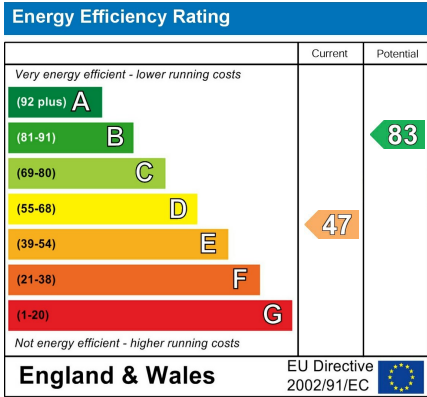
Sole Agent

Key Features

- SEMI DETACHED FAMILY HOME
- 27'6 THROUGH RECEPTION ROOM
- CLOSE TO LOCAL AMENITIES
- SOUTH FACING REAR GARDEN
- THREE BEDROOMS
- CATCHMENT FOR ETZ CHAIM SCHOOL
- SCOPE FOR VARIOUS EXTENSIONS STPP

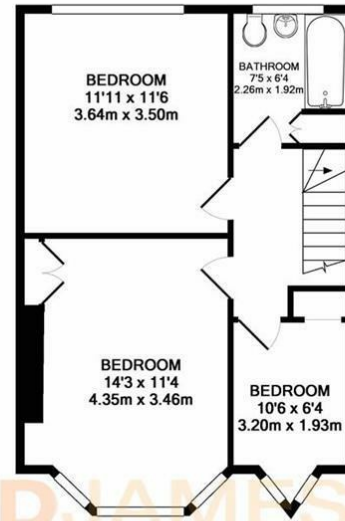
Important Information

- **Price:** £675,000
- **Tenure:** Freehold
- **Council Tax Band:** H
- **EPC:** E
- **Locaton:** Mill Hill





GROUND FLOOR
APPROX. FLOOR
AREA 516 SQ.FT.
(47.9 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 477 SQ.FT.
(44.3 SQ.M.)
SHAKESPEARE ROAD NW7
TOTAL APPROX. FLOOR AREA 992 SQ.FT. (92.2 SQ.M.)

Floorplans are for identification and guideline purposes only, not to scale. Compliant with RICS code of measuring practice Floor plan supplied by Chik Chak Limited. Made with Metropix G2018



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 will 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 particularly important is strongly recommended to have the site measurements checked by their own surveyor before submitting an offer to purchase.

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