



**14 Tudor Close, NW7 2BG**

**£999,950**

**richard  
james**  
ESTATE AGENTS

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## Property Description

A rarely available detached family home, having been in the same ownership for the last 31 years, set in this private, gated, road.

Arranged over two floors and affording huge scope to extend STPP if needed, the house currently comprises Four Bedrooms, large family Bathroom, Shower Room, double length Reception Room, fully fitted Kitchen, Dining Room, Utility Room and guest Wc.

Externally there is off street parking for 3/4 cars, complete and landscaped rear Garden.

Tudor Close is a sought after cul de sac off Page Street within easy reach of the shopping and transport facilities at Mill Hill Broadway. Mill Hill Park and Arrandene open space are both within a few hundred yards of the property as are numerous popular schools in both sectors.

## Key Features

- DETACHED FAMILY HOME
- GATED CUL DE SAC
- FOUR BEDROOMS
- TWO BATHROOMS
- FULLY FITTED KITCHEN
- DOUBLE LENGTH RECEPTION ROOM
- DINING ROOM
- UTILITY ROOM
- LANDSCAPED REAR GARDEN
- OFF STREET PARKING FOR 3/4 CARS

## Important Information

- **Price:** £999,950
- **Tenure:** Freehold
- **Council Tax Band:** F
- **EPC:** D
- **Locaton:** London

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		76
(55-68) D	61	
(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 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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