



Summerdyne Green Lane, HA7 3AB

£1,795,000

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Property Description

Set within the prestigious Green Lane, Stanmore, this impressive detached family home is positioned in a highly sought-after conservation area, conveniently located for local shopping amenities at The Broadway, excellent transport links, and Stanmore Jubilee Line Underground Station.

Arranged over approximately 2,841 sq ft / 264 sq m, the property offers well-balanced accommodation across two floors. The house comprises a principal bedroom suite with dressing room and en-suite bathroom, three further bedrooms, a selection of formal and informal reception rooms, a modern open-plan kitchen/dining/living space, separate formal lounge and dining room, study, utility room, and guest cloakroom.

Externally, the property benefits from a beautifully landscaped rear garden, ideal for entertaining and family enjoyment, together with ample off-street parking to the front of the house.

Green Lane is regarded as one of Stanmore's premier residential addresses, offering a peaceful setting while remaining well connected. The property is within easy reach of Stanmore Underground Station (Jubilee Line), providing direct access into Central London, as well as convenient road connections to major motorway networks.

Council tax band A

Sole Agent

Key Features

- DETACHED FAMILY HOUSE
- LANDSCAPED REAR GARDEN
- FOUR BEDROOMS
- GUEST WC
- OFF STREET PARKING FOR SEVERAL CARS
- SOUGHT AFTER LOCATION
- 2841 sqft / 264 sqm
- TWO BATHROOMS (ONE EN SUITE)
- UTILITY ROOM
- CLOSE TO LOCAL AMENITIES

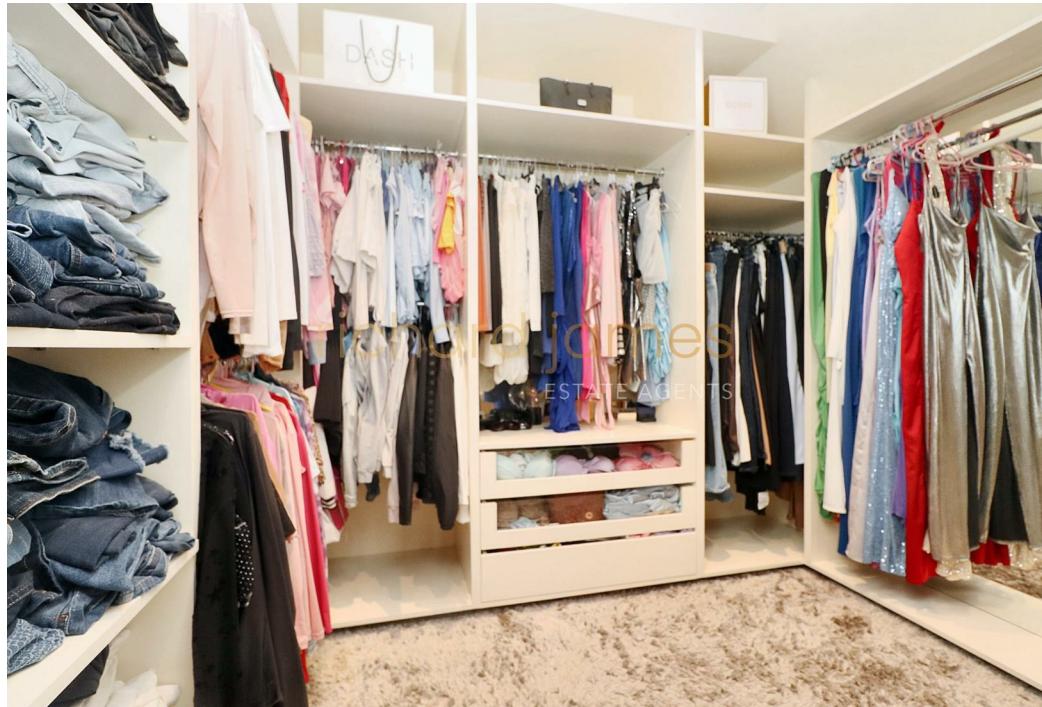
Important Information

- **Price:** £1,795,000
- **Tenure:** Freehold
- **Council Tax Band:** A
- **EPC:**
- **Location:** Stanmore

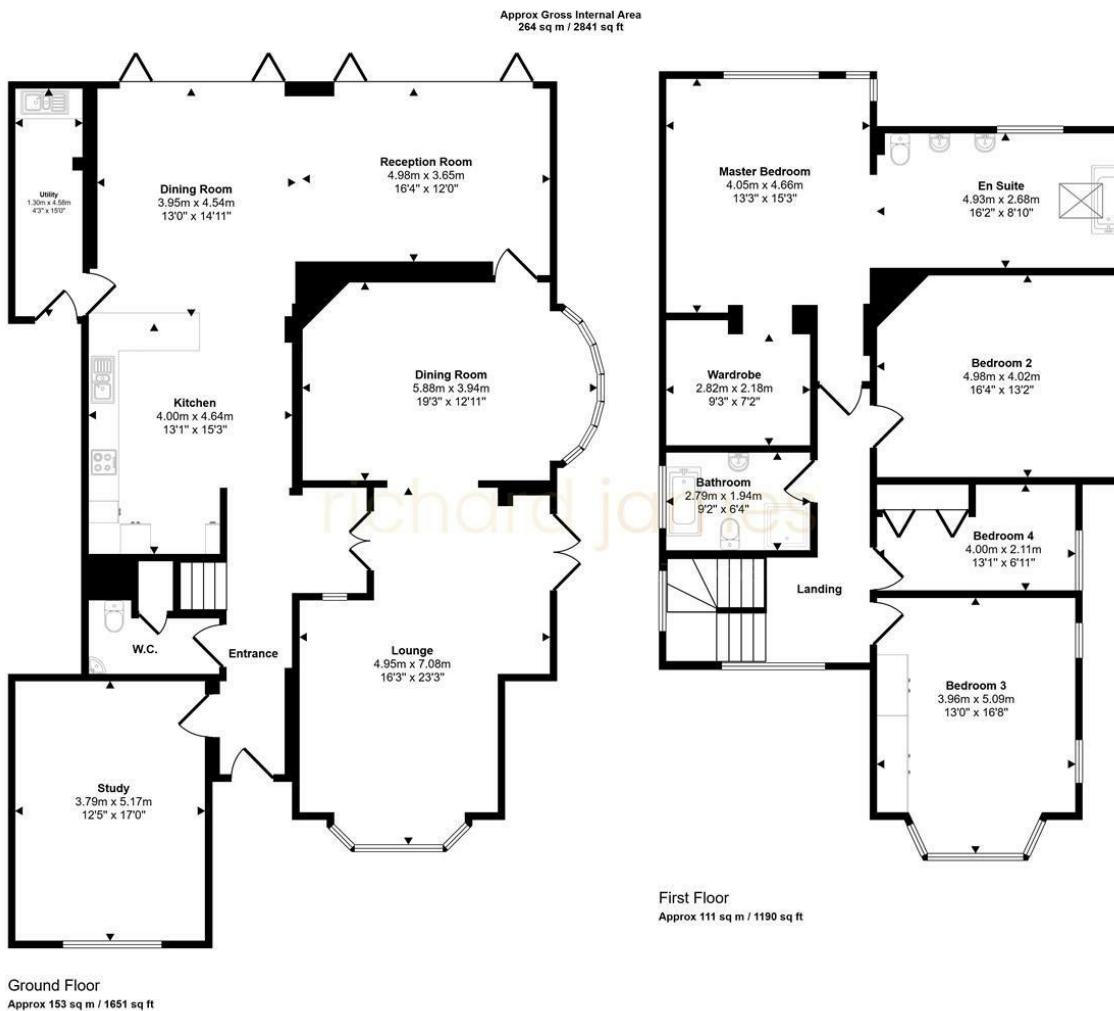
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

Nicholas James
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This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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.



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