



MERSHAM DRIVE, KINGSBURY, LONDON, NW9
£650,000 FREEHOLD

THREE BEDROOM SEMI DETACHED DEVELOPMENT PROJECT IN KINGSBURY

Kingsbury | 020 8204 0000 | kingsbury@winkworth.co.uk



for every step...

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Winkworth are thrilled to present to the market this three-bedroom semi-detached house nestled in a desirable residential area of Kingsbury. Boasting a prime location and abundant potential, this property offers a unique opportunity for those seeking a home they can get to work on and truly make their own. Upon entering, you are greeted by two generously sized reception rooms seamlessly connected. Adjacent lies a shell awaiting transformation into your dream kitchen, offering the canvas for your culinary aspirations. The upper level comprises two spacious double bedrooms, offering ample room for rest and relaxation, alongside a versatile single bedroom. Completing the layout is a bathroom, awaiting rejuvenation. Externally, a generous garden, off street parking, and a garage await the right buyer's charm. Offered chain free with immense scope to extend (STPP) offering a smooth transition for prospective buyers. Within close proximity, residents will find an array of amenities, including shops, restaurants, and up and coming landmarks of Wembley close by. Transport links are easily accessible, with Kingsbury Station providing swift connections to the city. Families will appreciate the proximity to reputable primary and secondary schools. For outdoor pursuits, the expansive open spaces of Fryent Country Park are within easy reach, offering picturesque landscapes. An internal viewing is a must.



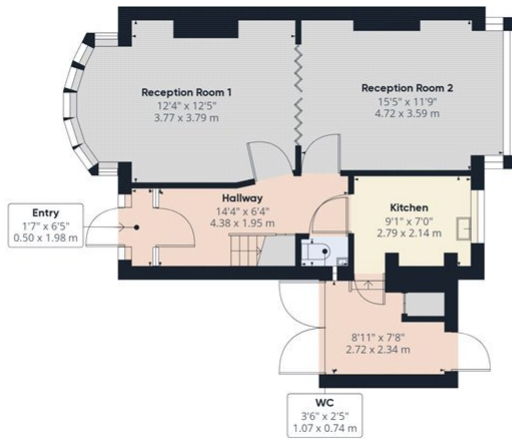
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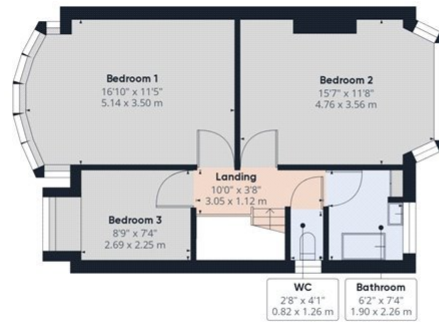


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Ground Floor



Floor 1

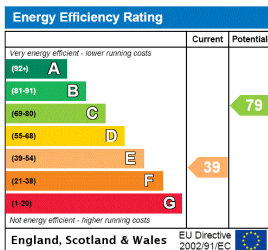
Approximate total area⁽¹⁾
 1144.06 ft²
 106.29 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



Tenure: Freehold

Council Tax Band: E

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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