



RAVENSWOOD CRESCENT, HARROW, HA2 9JN

£525,000 Freehold





## **A classic, 3 bedroom 1930s Nash built bay fronted mid terrace family home, set on a quiet tree lined crescent.**

Situated in a peaceful crescent just under a mile from Rayners Lane Tube Station, this attractive 1930s mid-terrace house offers a wonderful blend of period character and modern touches. Set within the catchment area for the highly regarded Newton Farm Infant and Junior School, this home is ideal for families seeking convenience, space, and a welcoming community.

The interior comprises an entrance hallway that sets the tone for the home's fresh, neutral décor throughout. The ground floor comprises two well-proportioned reception rooms: a front aspect sitting room featuring a classic bay window, and a spacious rear living room with doors opening directly onto the garden. The separate fitted kitchen also overlooks the garden, providing ample storage and workspace.

Upstairs, the first floor offers two generous double bedrooms, a third single bedroom ideal as a nursery or home office, and a modern family bathroom complete with tiled walls and flooring, creating a clean and functional space.

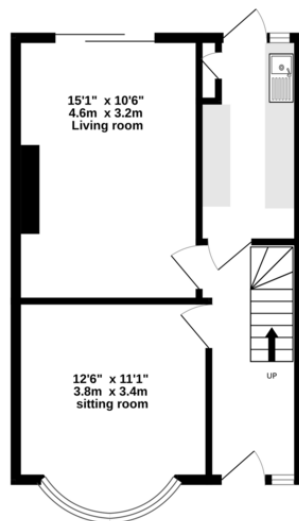
Externally, the front garden is neatly lawned and framed with mature shrubs and a paved pathway leading to the entrance. While there is currently no dedicated off-street parking, it may be possible to create a driveway, subject to the usual planning consents.



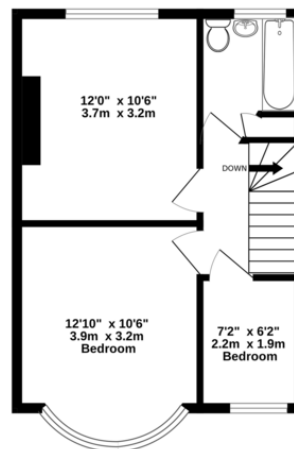
To the rear, the property features 65 ft. south-facing garden, mainly laid to lawn with fenced boundaries offering both privacy and sunlight throughout the day. At the far end of the garden sits a garage, currently in need of repair, which presents an excellent opportunity for those looking to rebuild or repurpose the space. The garage is accessed via a secure and gated rear service road, providing both convenience and peace of mind.

With its classic 1930s style, spacious interior, and great location close to transport and top-rated schools, this is a property with both character and potential to extend subject to the usual planning consents.

GROUND FLOOR  
580 sq.ft. (53.8 sq.m.) approx.



1ST FLOOR  
395 sq.ft. (36.7 sq.m.) approx.



TOTAL FLOOR AREA : 975 sq.ft. (90.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69 C	88 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		



