

60 Whitchurch Gardens, Edgware, HA8 6PD  
**Offers In The Region Of £1,000,000**

A Six bedroom family home for sale on the sought after Whitchurch Gardens in Edgware. The house offers an opportunity to create a fantastic forever family home in this sought after location.

Accommodation comprises an open plan kitchen/diner, with a Bedroom an en-suite downstairs. Upstairs there are five bedrooms across and a large family bathroom.

The property has a large private garden, and is in good condition throughout.

Located within walking distance of both Canons Park and Edgware tube stations and in the catchment of a number of excellent schools.

Call Benjamin Stevens to view now!



## Exterior

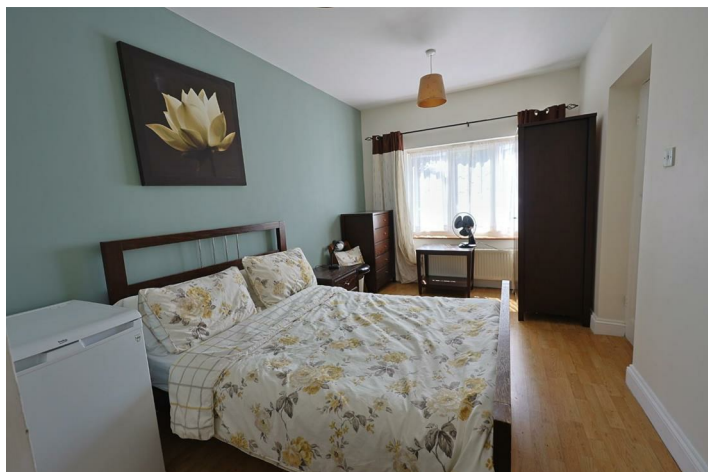
**Reception 14'0" x 12'11" (4.27 x 3.96)**



**Kitchen/Diner 18'8" x 18'6" (5.70 x 5.66)**



**Bedroom One 15'9" x 9'0" (4.81 x 2.75)**



## Shower Room to Bedroom One



**Bedroom Two 17'5" x 11'3" (5.32 x 3.44)**



**Bedroom Three 14'1" x 11'3" (4.31 x 3.44)**

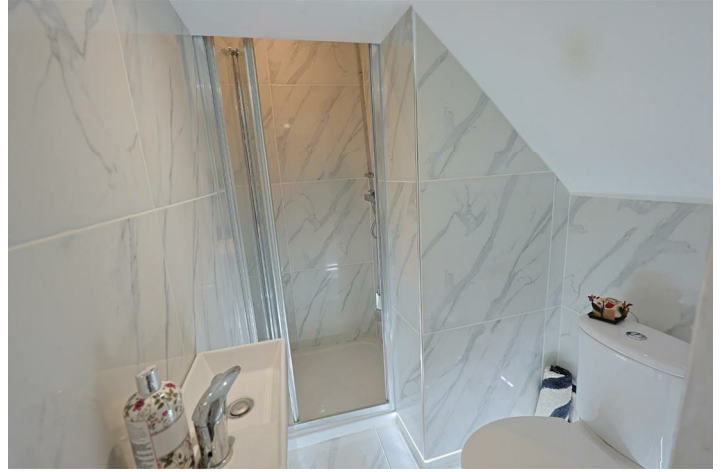




**Bedroom Four 11'4" x 8'10" (3.47 x 2.70)**



**Downstairs Shower**



**Bedroom Five 10'10" x 8'9" (3.31 x 2.69)**



**Family Bathroom**



**Bedroom Six 9'3" x 8'1" (2.82 x 2.47)**



**Garden**



**Rear Aspect**

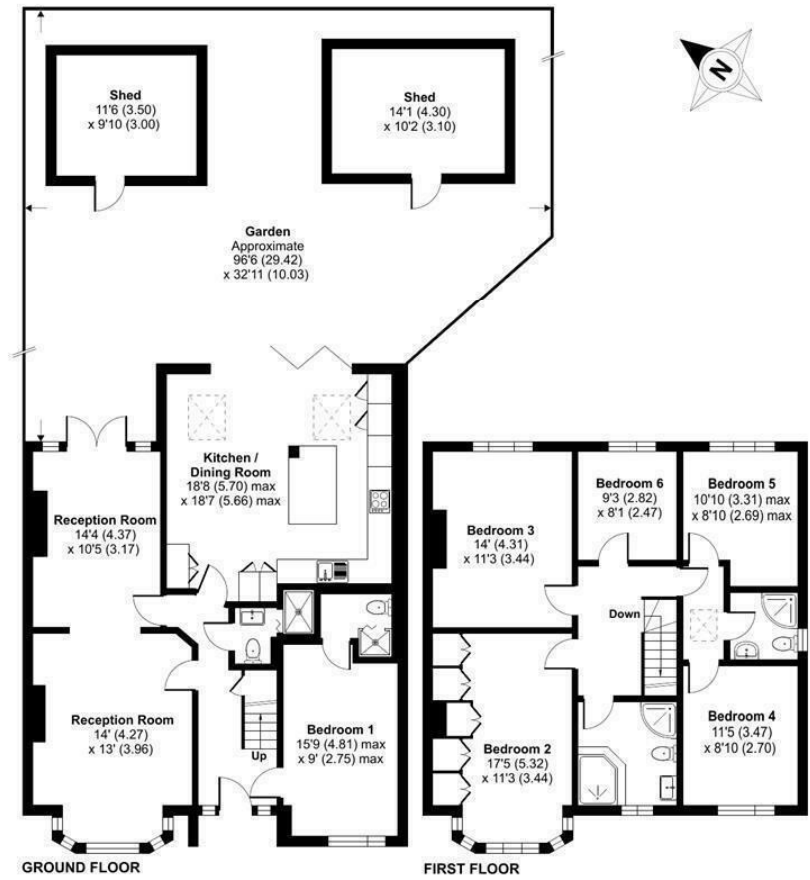




Floor Plan

Whitchurch Gardens, Edgware, HA8

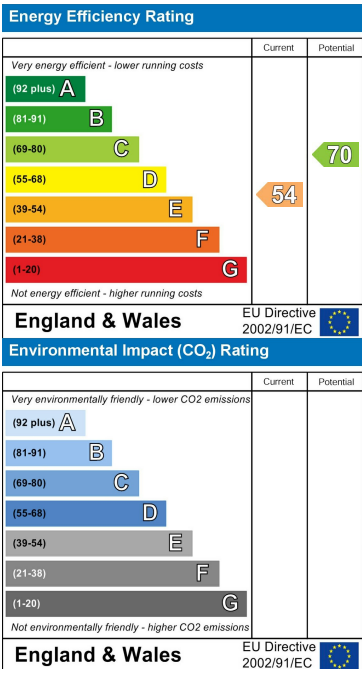
Approximate Area = 1895 sq ft / 176 sq m  
Outbuildings = 256 sq ft / 23.7 sq m  
Total = 2151 sq ft / 199.7 sq m  
For identification only - Not to scale



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



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