



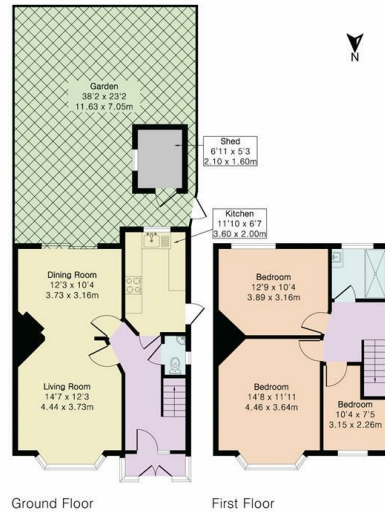
East Lane, Wembley, HA0 3NN

Asking Price £565,000



Floor Plan

Approximate Gross Internal Area 999 sq ft - 93 sq m
(Excluding Outbuilding)
Ground Floor Area 517 sq ft - 48 sq m
First Floor Area 482 sq ft - 45 sq m
Outbuilding Area 36 sq ft - 3 sq m

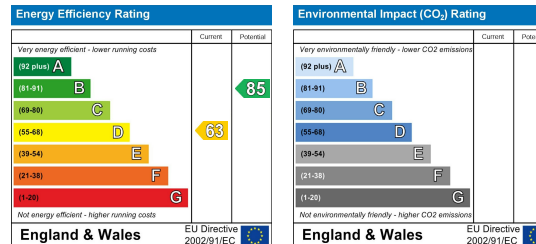


Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



Daniels are pleased to present this three-bedroom semi-detached house, ideally positioned just moments from both East Lane Primary School and Wembley High Technology College. The property offers excellent potential to extend to the rear and into the loft, subject to the usual planning permissions, and is conveniently located within a short walk of North Wembley Bakerloo Line Station.

East Lane is a highly accessible location, well regarded for its excellent schooling options. Regular bus routes provide easy access to Wembley and the surrounding areas. Wembley town centre is just over a mile away, offering a wide range of retail and dining facilities at the London Designer Outlet, along with entertainment venues including the OVO Arena and Wembley's iconic football stadium.



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

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