

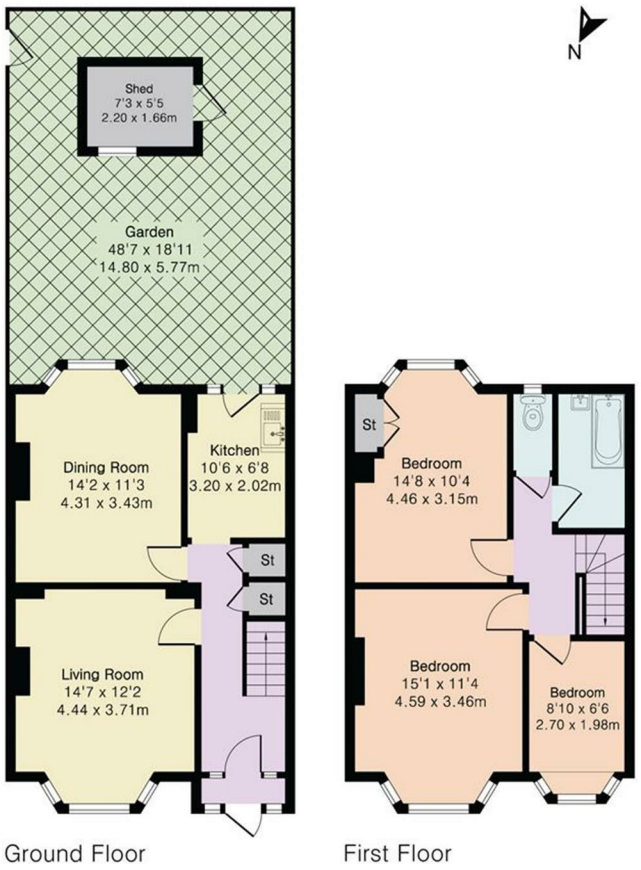
Shelley Gardens, Wembley, HA0 3QG

Asking Price £525,000

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Floor Plan

Approximate Gross Internal Area 1000 sq ft - 93 sq m
(Excluding Outbuilding)
Ground Floor Area 503 sq ft – 47 sq m
First Floor Area 497 sq ft – 46 sq m
Outbuilding Area 39 sq ft – 4 sq m

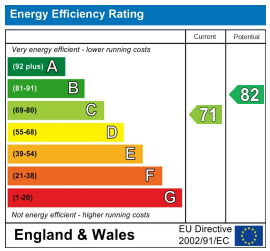


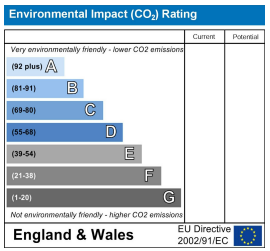
Daniels are delighted to offer this three-bedroom family home, situated on the popular Sudbury Court Estate. Offering excellent potential and attractively priced for the current market, this property presents an exciting opportunity for buyers looking to create their ideal family home.

With scope to extend to the rear and convert the loft, subject to the necessary planning consents, the property offers considerable potential for further enhancement. The house does require internal refurbishment, providing an opportunity for the new owner to modernise and personalise the accommodation to their own requirements.

Shelley Gardens is a popular residential road within the Sudbury Court Estate and is well positioned for families, falling within the catchment areas for East Lane Primary School and Wembley High Technology College.

The property also benefits from excellent transport links, with both South Kenton and North Wembley Bakerloo Line stations within easy reach, providing convenient connections to Central London and beyond.











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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