

FREEHOLD



House - Terraced

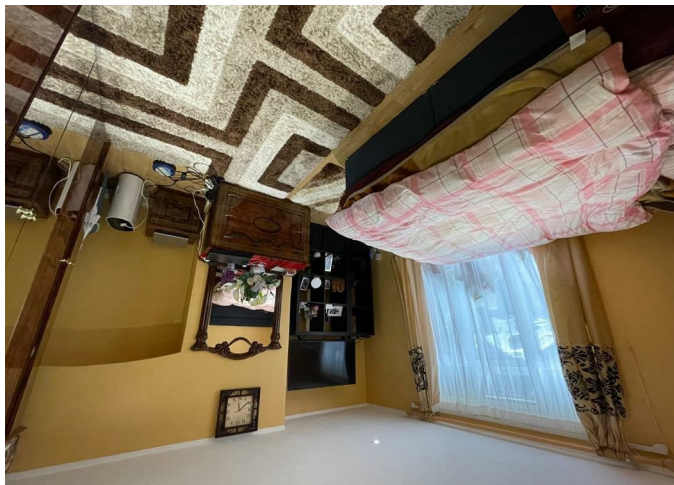
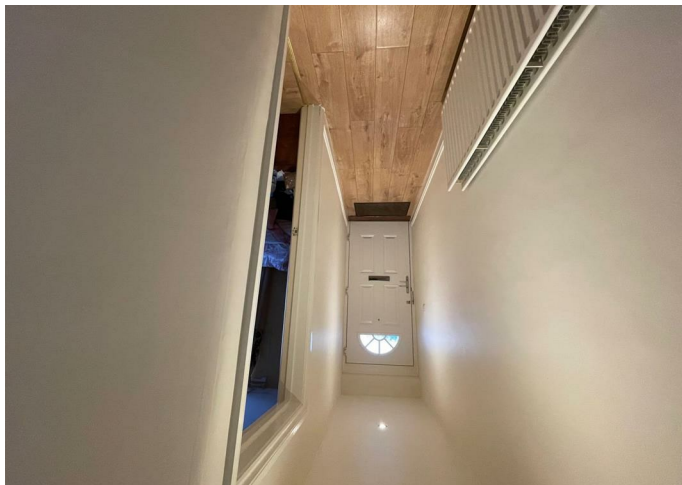
**32 WOLSEY GROVE,  
EDGWARE, HA8 0PJ**

Offers In The Region Of

**£475,000**

#### FEATURES

- Private Garden
- 2 Bathrooms
- 2 Bedrooms (originally a 3)
- Driveway
- Fully paved Garden



# 2 Bedroom House - Terraced located in Edgware

Maxwell Estates are delighted to offer to the market this good sized well done 2 bedrooms mid terraced property (originally a 3 bedroom). The property comprises of a front reception, kitchen leading into conservatory currently being used as a dining room, 2 bathrooms (1 in the garden) fully modernised, 2 good sized bedrooms and a driveway. The property is conveniently located close to Mill Hill Broadway and Burnt oak stations along with other local bus stops. Within walking distance to all local amenities. Well done house ready to move into perfect for investors or as a family home.

Book you viewings with Maxwell Estates now!



Call us on  
**0208 952 0808**  
[info@maxwellestates.co.uk](mailto:info@maxwellestates.co.uk)  
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**Council Tax Band**  
**C**

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

