



## Esmar Crescent, Hendon, London, NW9 7BL

- Sought-after location
- Close to reputable schools
- Two well-proportioned reception rooms
- Enclosed private garden
- Opportunity to modernise to taste
- Excellent public transport links
- Nearby parks and amenities
- Spacious master bedroom
- Ideal for families or first-time buyers

**Asking Price £625,000**



# Esmar Crescent, Hendon, London, NW9 7BL

## DESCRIPTION

Stanmore Hunters presenting this semi-detached house for sale, situated in a highly sought-after location with excellent public transport links, nearby schools, plentiful local amenities, and attractive parks. This property offers an ideal opportunity for first-time buyers, investors, or families looking to personalise a home.

Inside, the house features two well-proportioned reception rooms with wood-effect flooring. The main reception room is bright and inviting, with large windows that flood the space with natural light, making it perfect for relaxing or entertaining. The kitchen is fitted with cupboards, providing ample storage and workspace for everyday cooking.

The accommodation comprises three bedrooms:

A generously sized master bedroom

A comfortable second double bedroom

A single bedroom, ideal for a child, guest room, or home office

There are two bathrooms, offering convenience for both family and guests. With a D EPC rating and Council Tax Band E, the property is in need of modernisation, providing buyers with the opportunity to update and personalise the home to their taste.

Additional benefits include:

Enclosed rear garden, perfect for children, pets, or outdoor entertaining

Shed for storage or potential workshop space

Shared driveway, adding practicality for parking

This home combines a practical internal layout with excellent location benefits, presenting a solid opportunity for those looking to create their ideal property. Arrange a viewing today to appreciate the full potential.







4, Esmar Crescent, London, Hendon, NW9 7BL, GB



Total floor area: 133.6 sq.m. (1,438 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)

Viewings

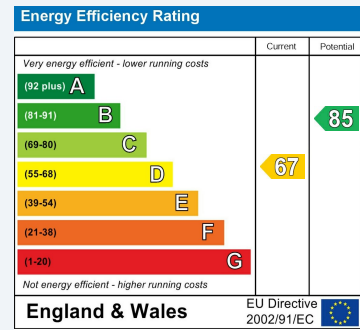
Please contact [stanmore@hunters.com](mailto:stanmore@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



6 Station Parade, Harrow, HA3 8SB  
Tel: 0203 667 1333 Email: [stanmore@hunters.com](mailto:stanmore@hunters.com) <https://www.hunters.com>

