



SANDYMOUNT AVENUE, STANMORE, MIDDLESEX, HA7
£875,000 FREEHOLD

SIX BEDROOM SEMI DETACHED HOME IN A STUNNING STANMORE LOCATION

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This modern extended semi-detached home is arranged over three spacious levels offering a versatile living accommodation. The ground floor features a generous open-plan kitchen/living area, two double bedrooms (one with an en suite), and a convenient bathroom. The first-floor hosts three well-proportioned bedrooms served by a sleek shower room. The top floor boasts a bright, studio-style room with an en suite. Externally, the beautifully landscaped garden hosts a brick-built outbuilding with a W/C and fitted cupboards — ideal as a home office or summerhouse. The front driveway offers parking for two cars with EV charging points. Ideally located moments from Stanmore’s vibrant amenities and under a mile from Canons Park Stat, the property also sits within the catchment for the area's most acclaimed schools. An internal viewing is highly recommended.



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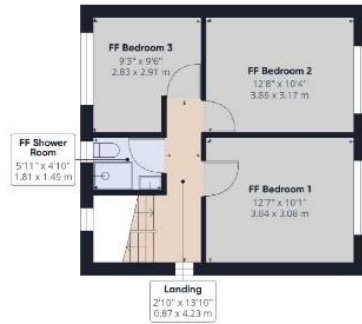


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Ground Floor



Floor 1



Floor 2

Approximate total area⁽¹⁾

1629.62 ft²
151.40 m²

Reduced headroom

66.84 ft²
6.21 m²

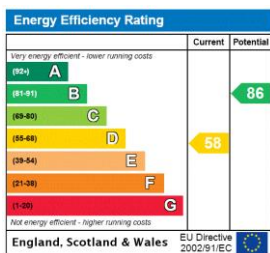
(1) Excluding balconies and terraces.

Reduced headroom (below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE 360

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



Tenure: Freehold

Council Tax Band: D - Harrow

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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