

Hazel Close, Colindale, NW9

Asking Price: £625,000

Benham & Reeves

Hazel Close, Colindale, NW9

4 Bedroom (s) 1 Bathroom (s) Leasehold

An exceptionally spacious four-bedroom property extending to approximately 1907 square feet, situated in a popular residential location in Colindale (NW9). Offered chain free, the property comprises four reception rooms, a kitchen, four bedrooms and family bathroom facilities.
Further benefits include a private rear garden, garage, residents' parking and excellent scope for modernisation and reconfiguration (STPP).

Of particular interest to investors, the property offers potential to create a seven-bedroom, two-bathroom HMO, subject to the necessary planning permissions, licensing and consents. Ideally located within easy reach of Colindale Underground Station (Northern Line), local amenities, schools and transport links.







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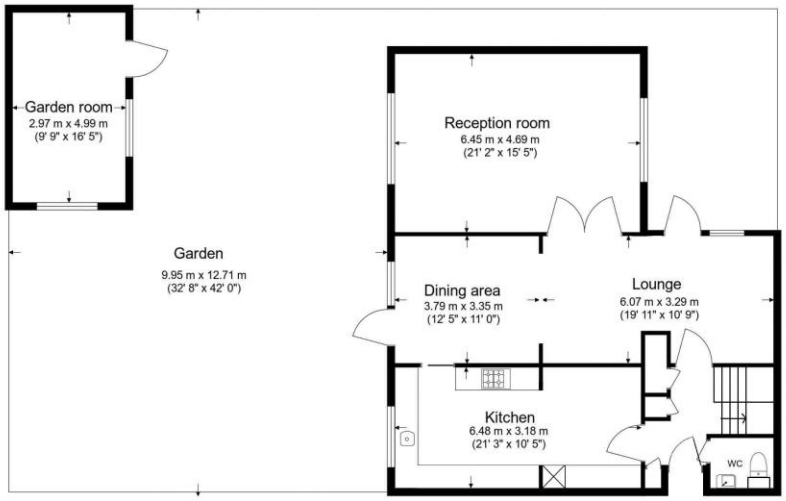

Property Features:

- Substantial Four-Bedroom Property
- Approx. 1,907 Square Feet
- Four Spacious Reception Rooms
- HMO Conversion Potential (STPP)
- Private Rear Garden
- Garage & Residents' Parking
- Popular Colindale (NW9) Location
- Offered Chain Free

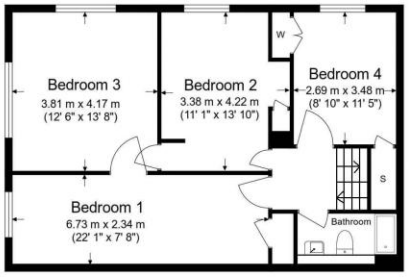
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Total Gross Internal Area

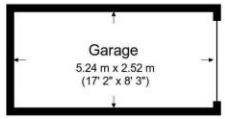
177.1 Sq/m - 1,907 Sq/ft

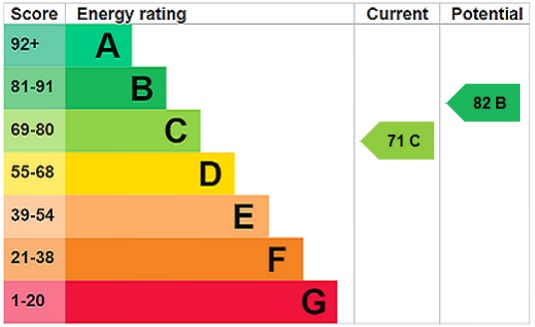


Ground floor



First floor





Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan.

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Terms & Conditions:

These particulars are for guidance purposes only and do not form part of an offer or contract.

Asking Price:	£625,000
Tenure:	Leasehold Expires 24/03/2971 Approximately 944 Years Remaining
Ground Rent:	Peppercorn
Service Charge:	£250.00 (per annum) For the year of 2026

Viewings:

All viewings are by appointment only through our Beaufort Park Office.

Our reference: BEA260351

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