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8 Farndale Crescent, Greenford,  
Middlesex UB6 9LG

**Guide Price: £560,000\***

## IMPOSING SEMI DETACHED DWELLING WITH DEVELOPMENT POTENTIAL



This imposing semi-detached dwelling is situated on a popular one way Crescent off Oldfield Lane, being within easy reach of Greenford town centre and Central Line Station. The A40 is also close to hand providing access to Central London and the M25/M40 network. The property currently offers five bedroom accommodation and also has a garage approached via its own driveway. The property is in need of complete updating and modernisation throughout. We understand that an application for a full width part single and part two storey extension has been submitted and the sellers are hopeful that planning will be formally granted prior to the auction date. Details of the application will be within the legal pack or can be viewed online under reference 174343HH. This property may be suitable for conversion into flats or have other uses subject to obtaining any necessary planning consent that may be required. Any intending purchaser should make their own enquiries in this regard. It could also be utilised as a spacious family home or letting investment.

### ACCOMMODATION

Entrance Hall, Three Reception Rooms, Kitchen and Bathroom (neither with equipment). First Floor Landing, six rooms (one formerly bathroom). Gardens to front and rear. Garage approached via own drive

### TENURE

Freehold

### LOCAL AUTHORITY & TAX RATING

London Borough of Ealing O20 8825 5000

Council Tax Band: E

### VIEWING TIMES

Tuesday 17/10 @ 11.30am Wednesday 25/10 @ 11.30am

STARTING BID

FINAL BID

NOTES

SOLD  UNSOLD  SOLD PRIOR  WITHDRAWN