

3 bed bungalow to buy in HA0

Park Road, Wembley, London, HA0 4AT

£475,000 Starting Bid

x 3 x 2 x 2

Tenure

Freehold

Driveway parking

Property features

- Being Sold Via Secure Sale Online Bidding T&Cs Apply
- EPC Rating D

Key Information

- Council Tax: Band E
- EPC Rating: D
- Heating supply: Gas
- Electric supply: National Grid
- Water supply: Direct mains water
- Mobile signal: Good

Arrange a viewing

Vinny Dadhria
Branch Manager
London Auction

0207 867 3382
london@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

Substantial Freehold Plot – Wembley | Approx. 7,000 sq ftAn exciting and increasingly rare opportunity to acquire a detached bungalow occupying a substantial freehold plot of approximately 7,000 sq ft in Wembley.

Set within one of Londons evolving regeneration areas, the property offers considerable potential for owner-occupiers, investors and developers seeking to unlock the value of a sizeable plot in a well-connected location.

Wembley continues to benefit from significant regeneration, infrastructure investment and ongoing residential and commercial growth, underpinning its appeal as a destination for future development and housing investment.

A range of potential opportunities1. Comprehensive Redevelopment Potential

The scale of the plot offers the prospect of a comprehensive redevelopment scheme, potentially comprising multiple houses or a residential development, subject to planning permission, design, site constraints and relevant approvals.

, Extension & Transformation

The existing detached bungalow provides an opportunity to and modernise into a substantial contemporary family home, with potential scope to extend both outwards and upwards, subject to the necessary consents.

The property benefits from a generous front driveway with parking for approximately 3–4 vehicles and a sizeable rear garden, offering flexibility for a future homeowner seeking space, privacy and long-term value.

Potential Rear Garden Development

The substantial rear garden, estimated at approximately 4,000 sq ft, may offer scope for separate residential development, potentially accommodating one or more additional dwellings, subject to planning permission, access, design and other relevant considerations.

Valuable Off-Street Parking & Site Flexibility

The large front driveway provides off-street parking for approximately 3–4 vehicles, an attractive and valuable feature for residential occupation, with potential benefits when considering alternative site layouts and future development proposals.

Alternative Residential Investment Potential

Given Wembleys excellent transport connectivity and access to local amenities, the property may also merit consideration for alternative residential investment uses, including a large House in Multiple Occupation (HMO) or student accommodation, subject to planning policy, licensing, building regulations and any other necessary consents.

Location & ConnectivityThe property is conveniently positioned in Wembley, just moments from Wembley High Street, offering easy access to public transport, a wide range of local amenities and Wembley Stadium. Its connectivity to wider London, combined with the areas ongoing regeneration and residential growth, further enhances its appeal to prospective purchasers, investors and developers.

This property will be legally prepared enabling any interested buyer to secure the property immediately once their bid/offer has been accepted. Ultimately a transparent process which provides speed, security and certainty for all parties

A rare opportunity to unlock the potential of a substantial Wembley freehold plot. (STTP)Suitable for developers, investors or buyers looking to create a bespoke family home, this property offers flexibility, scale and significant potential in a sought-after and evolving London location.

All development possibilities are subject to planning permission, relevant approvals, site surveys, access arrangements and viability. Buyers are advised to make their own enquiries with the local planning authority.

The property is being sold via a transparent online auction.

In order to submit a bid upon any property being

These prices are subject to change.

A Legal Pack associated with this particular property is available to view upon request and contains details relevant to the legal documentation enabling all interested parties to make an informed decision prior to bidding. The Legal Pack will also outline the buyers' obligations and sellers' commitments.

Council Tax Band: E

Tenure: Freehold

Price: Starting Bid £475,000

Property Type: Bungalow

Parking: Driveway

Year built: 1950

Construction materials: Brick and block

Roofing type: Clay tiles, Flat

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: Yes

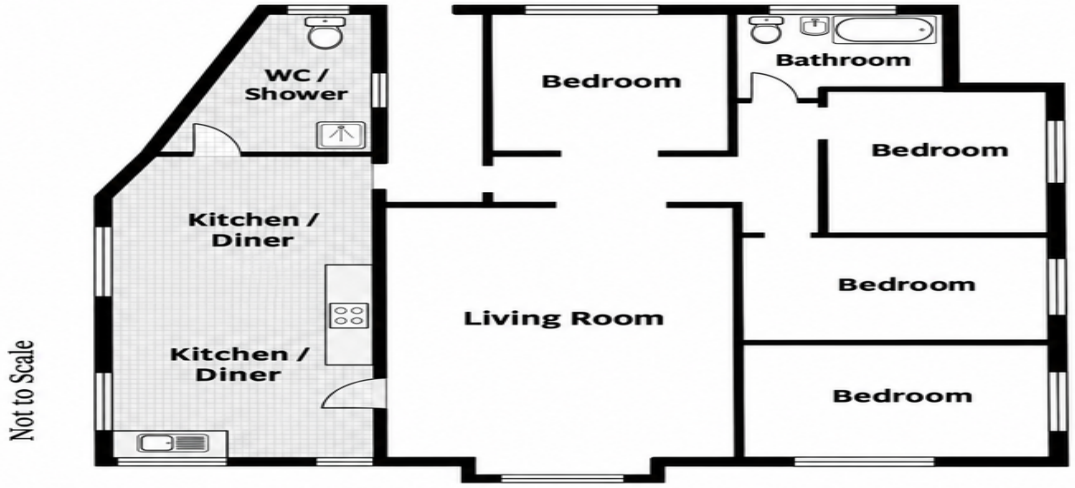
Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good

Re: The Bungalow, Park Road, Wembley, Middlesex

Kitchen/Diner, Living room, 3 bedrooms, WC/shower, Bathroom



Indicates vertical damp proof courses

Indicates solid concrete floors

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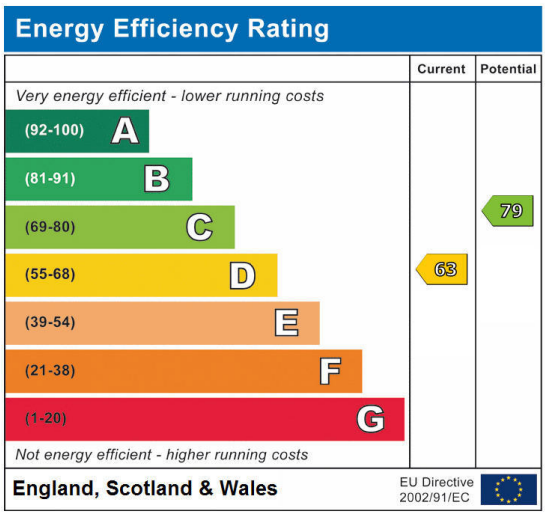

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Contact your local branch today for more information on this property:

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