

Victoria Road

Uxbridge • Middlesex • UB8 2TW
Guide Price: £480,000



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est 1986

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A two bedroom Victorian mid terrace property in this sought after convenient Cul-De-Sac, just seconds from Uxbridge town centre and its wide selection of amenities. This home offers an abundance of character whilst still enjoying contemporary finishes internally. The property consists of two double bedrooms, open plan living/dining room, stylish fitted kitchen, utility room, ground floor cloakroom and a four piece bathroom suite.

Terrace home

Two double bedrooms

Stylish fitted kitchen

Walking Distance to Uxbridge Town Centre

Ground floor cloakroom

Cul-De-Sac

Large family bathroom

Highly regarded schools nearby

Large garden

Council Tax Band C

These particulars are intended as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page.





Property

This property briefly comprises; entrance hall leading to a good sized through lounge, fitted stylish kitchen with integrated appliances and great views onto the garden. Finishing downstairs is the cloakroom and convenient utility room. Upstairs offers two double bedrooms and a large four piece family bathroom.

Outside

The rear garden is mainly laid to lawn with a pathway leading to the patio area at the end of the garden overlooking Fray's River. There is a small garden area to the front and off street parking.

Location

Victoria Road is a highly sought after Cul-De-Sac, situated just moments away from Uxbridge Town Centre and all its amenities, including Intu and The Pavillions shopping malls, a number of highly regarded restaurants and bars, along with its Metropolitan/Piccadilly line station. Brunel University, Whitehall Junior School, Hemitage Primary School and St Mary's Primary School are all within easy reach. The M25/M40 and A40 with their direct links to London and the home counties are just a short drive away.



Schools:

St Mary's Catholic Primary School (0.2 miles)
Whitehall Junior School (0.4 miles)
St Andrew's CofE Primary School (0.4 miles)



Train:

Uxbridge (0.2 mi)
Hillingdon (1.6 mi)
Ickenham (2.1 mi)



Car:

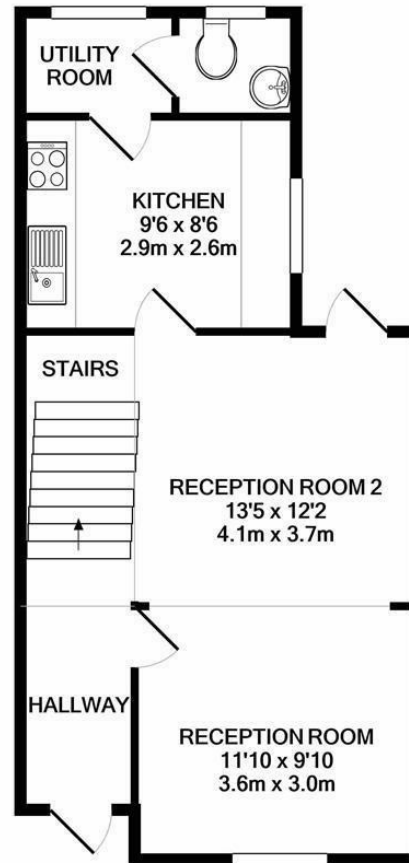
M4, A40, M25, M40



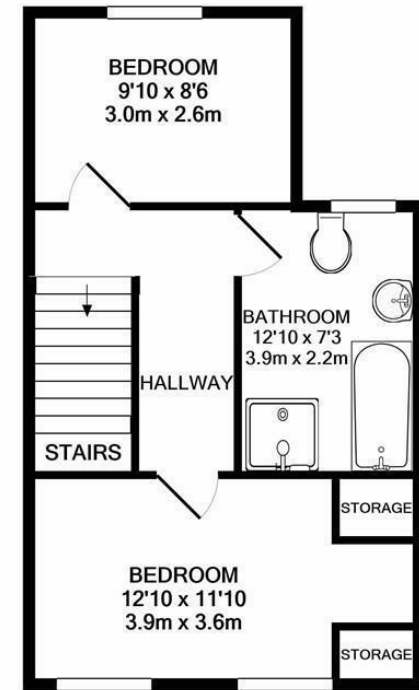
Council Tax Band:

D

(Distances are straight line measurements from centre of postcode)



GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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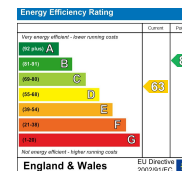
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