

Kellett Street

Uxbridge • Middlesex • UB10 0TX

Guide Price: £365,000



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Located in the ever popular St Andrew's Park development, this bright and airy well presented two bedroom, one bathroom corner apartment offers modern and luxurious living just moments from Uxbridge Town Centre. The property is flooded with natural light, enhancing its sleek and contemporary design. With its prime location, residents enjoy easy access to excellent transport links, shopping, and local amenities, making it an ideal home for professionals or first time buyers.

Two bedrooms

Allocated private parking

Bright and airy

Immaculate condition throughout

Intercom entry system

Open plan living / kitchen space

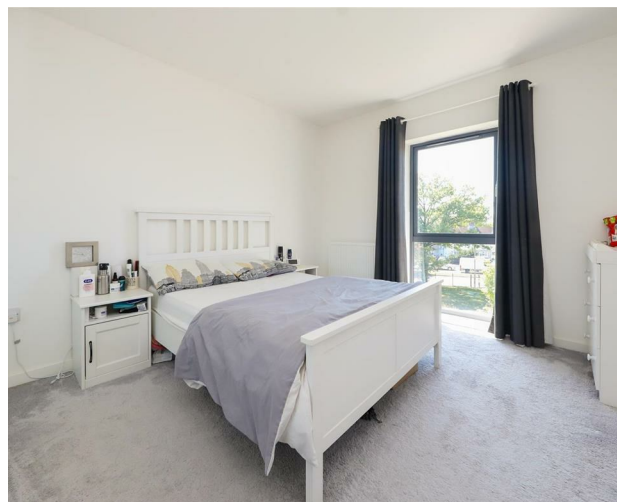
Located in the ever popular St Andrews Park

Close proximity to outstanding (Ofsted) schools

Stone's throw to numerous transport links

Walking distance to numerous amenities

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 two bedroom corner apartment is flooded with natural light throughout and boasts a generous 733 SQFT. The property compromise's of two double bedrooms with the added luxury of in-built wardrobes within the second bedroom along with ample space throughout the master bedroom.

Outside

The property benefits from an allocated private parking space along with additional allocations available along with ample visitors parking throughout the development. St Andrews Park development is home to the ever popular Dowdings Park spanning 30 acres of green space offering a great space for walks and families. The communal grounds are well kept year round.

Location

The St Andrew's Park development is ideally located near Uxbridge Station, offering access to both the Metropolitan and Piccadilly Lines. Central London is reachable in under 50 minutes, with Oxford Circus just 44 minutes away and St Pancras in 49 minutes. Uxbridge Town Centre boasts two shopping centres, a vibrant High Street, and a variety of cafes, bars, and restaurants. Convenient transport links include a nearby bus stop on Hillingdon Road, providing easy access to the surrounding areas. The development is also home to the Ofsted outstanding John Locke Academy and the expansive 37-acre Dowding Park.



Schools:

John Locke Academy 0.6 miles
 Uxbridge High School 0.5 miles
 Hermitage Primary School 0.9 miles



Train:

Uxbridge 0.8 miles
 Hillingdon 1.8 miles
 Ickenham 2.7 miles



Car:

M4, A40, M25, M40



Council Tax Band:

D

(Distances are straight line measurements from centre of postcode)



FIRST FLOOR
 733 sq.ft. (68.1 sq.m.) approx.



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TOTAL FLOOR AREA: 733 sq.ft. (68.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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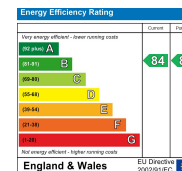
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