

Cambridge Close

West Drayton • • UB7 0AN

Guide Price: £525,000



coopers
est 1986

Cambridge Close

West Drayton • • UB7 0AN

A spacious and well laid out extended, three bedroom semi-detached home, situated within a residential cul-de-sac in the heart of Harmondsworth Village, making it an ideal purchase for the modern family. Upon entry to the hall there is a storage cupboard, 9ft kitchen, spacious dining room leading to the living area. This being the extended portion of the home as the added benefit of ample natural light via the electric Velux windows. Upstairs are the three well proportioned bedrooms and three piece family bathroom with separate toilet.

Three bedrooms

Semi detached home

1158 Sq.ft

20ft garage

Extension with electric Velux windows

Ample living space

Fitted wardrobes in bedroom 1 & 3

Sublime bathroom suite

Driveway for multiple cars

Walking distance to Harmondsworth Primary School

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

A spacious and well laid out extended, three bedroom semi-detached home, situated within a residential cul-de-sac in the heart of Harmondsworth Village, making it an ideal purchase for the modern family. Upon entry to the hall there is a storage cupboard, 9ft kitchen, spacious dining room leading to the living area. This being the extended portion of the home as the added benefit of ample natural light via the electric Velux windows. Upstairs are the three well proportioned bedrooms and three piece family bathroom with separate toilet.

Outside

The property benefits from a driveway for multiple cars whilst giving access to the spacious 20ft garage. Side access as well as the living room provides access to the East facing rear garden. This being beautifully picturesque has a mixture of patio and lawn with mature shrub & planter borders. To the rear of the garden is a brick built storage shed.

Location

Cambridge Close is a quiet and peaceful cul-de-sac found within the picturesque and historic village of Harmondsworth with its local shops, primary school and public Houses. The property is well situated being found approximately 1 and a half miles from West Drayton with its range of independent shops and good public transport links via bus and the train station (Elizabeth Line). Heathrow Airport and, Stockley Business Park and the M4 can all be found within easy reach.



Schools:

Harmondsworth Primary School 0.2 miles
St Martin's Church of England Primary School 0.6 miles
Heathrow Primary School 0.7 miles



Train:

Heathrow Terminal 5 1.3 miles
West Drayton 1.4 miles
Heathrow Express Terminals 1, 2 & 3 1.5 miles



Car:

M4, A40, M25, M40



Council Tax Band:

E

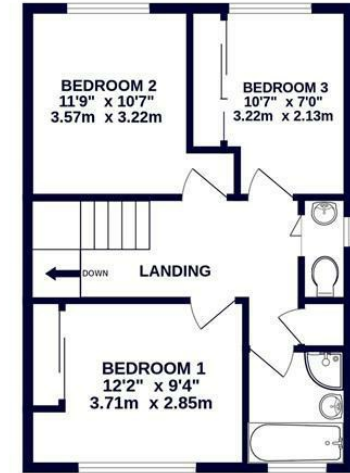
(Distances are straight line measurements from centre of postcode)



GROUND FLOOR
697 sq.ft. (64.8 sq.m.) approx.



1ST FLOOR
460 sq.ft. (42.8 sq.m.) approx.



TOTAL FLOOR AREA: 1158 sq.ft. (107.6 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.
Made with Metropix ©2024



01895 459 950

1 Tavistock Road, West Drayton,
Middlesex, UB7 7QT

westdrayton@coopersresidential.co.uk

CoopersResidential.co.uk

Energy Efficiency Rating		Current	Target
Very energy efficient - lower running costs	A		
Energy efficient - lower running costs	B		
Decent energy efficiency - lower running costs	C		
Some energy efficiency - lower running costs	D		
Not very energy efficient - higher running costs	E		
Very poor energy efficiency - higher running costs	F		
Least energy efficient - higher running costs	G		
England & Wales		82	81

Important Notice: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise has the authority to make or give any representation or warranty in respect of the property.