

1 Park Lodge Avenue

West Drayton • • UB7 9FD

Guide Price: £400,000



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Offered to the market with ample unique benefits such as it's own front door, spacious private garden terrace and no further chain is this two bedroom, duplex apartment stretching to an impressive 944 sq.ft. The accommodation briefly consists of entrance hallway, cloakroom W.C, enormous 27ft living/dining room with modern kitchen offering granite worktops, breakfast bar and fitted appliances, with ample under stair storage. To the first floor are the two double bedrooms, the master being 20ft with fitted wardrobes and ensuite, there is also a three piece family bathroom.

No chain

Duplex apartment

944 sq.ft

Private front door

Two double bedrooms

Two bathrooms & W.C

Spacious garden terrace

Show home condition

Gated, undercroft parking

24 hour gym & concierge

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

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Outside

The property benefits from a 24 hour concierge, access to an onsite gym, gated undercroft parking and the apartment also has the added advantage of its own spacious, 'L' shaped private terrace with views of the exquisite communal gardens.

Location

Arlington House is situated on the ever sought after Parkwest development boasting the benefit of on-site gym and concierge services. It is found just a short walk from West Drayton High Street with its variety of independent shops, restaurants and local schools. A variety of bus routes are also within easy reach whilst West Drayton train station with the advantage of the Elizabeth Line can be found close by, as can Stockley Business Park, Heathrow Airport and for the motorist the M4 is just a short drive.



Schools:



Train:



Car:

M4, A40, M25, M40



Council Tax Band:

D

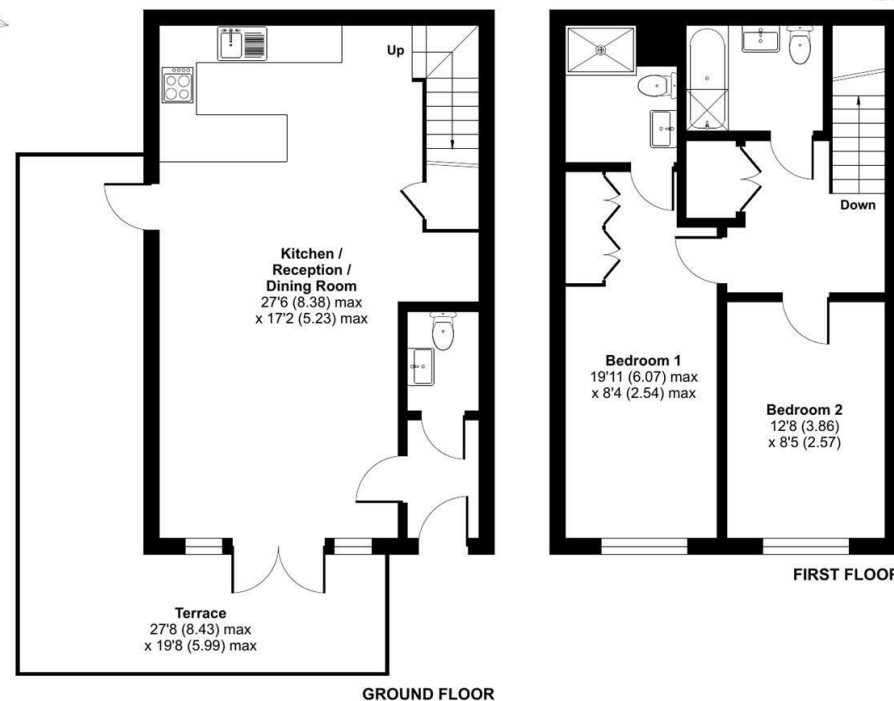
(Distances are straight line measurements from centre of postcode)



Park Lodge Avenue, West Drayton, UB7

Approximate Area = 944 sq ft / 87.7 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Coopers. REF: 1176406

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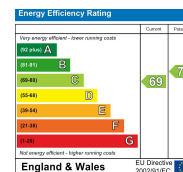
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