

Scott Close

West Drayton • • UB7 9DX

Guide Price: £550,000



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An attractive three bedroom semi-detached home brought to the market in great decorative order. The space and residential location of this wonderful home create the ideal family environment, in addition the accommodation flows effortlessly throughout this well presented property. The ground floor is made up of entrance hallway, generous 13ft living room with modern fireplace, equally spacious fitted kitchen, 10ft family room that leads through to the extended dining room. Upstairs are the three well proportioned bedrooms, the master equipped with fitted wardrobes and lastly there is a family bathroom with separate toilet.

Residential cul-de-sac

Semi detached home

Three spacious bedrooms

Ample living accommodation

955 sq.ft

Great condition throughout

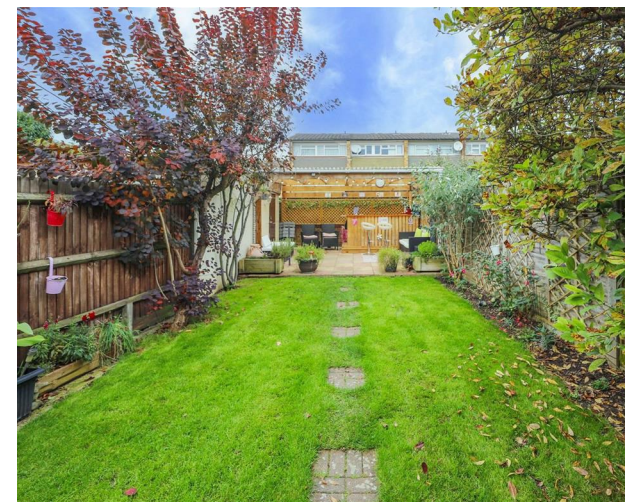
Driveway for multiple cars

Garage

Well maintained rear garden with bar area

Ideal for first time buyers

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

To the front of the property is spacious driveway offering off street parking for multiple vehicles. There is a shared driveway at the side of the home which to the garage. The rear garden has been incredibly well maintained with a patio area closest to the home, the majority of the garden is laid to lawn with shrub borders and a patio footpath, to the rear of the garden is an additional patio area with the benefit of a pergola and outside bar area, ideal for entertaining.

Location

Scott Close is a quiet residential cul-de-sac which is ideally situated as it is close to local amenities whilst also being just a short distance from West Drayton High Street with its wide range of independent shops, restaurants and schools. Locally there are a variety of amenities with Stockley Business Park, Brunel University, Hillingdon Hospital and even Uxbridge town centre all within a short drive/bus journey. West Drayton train station provides fast & frequent trains in and out of London with the fantastic benefit of the Elizabeth Line whilst for the motorist the M4/M25/A/M40 can all be found within easy reach.



Schools:

Cherry Lane Primary School 0.2 miles
 West Drayton Academy 0.6 miles
 St Martin's Church of England Primary School 0.4 miles



Train:

West Drayton Station 0.9 miles
 Heathrow Express Terminals 1, 2 & 3 Station 1.8 miles
 London Heathrow Airport Terminals 1, 2 & 3 Station 1.9 miles



Car:

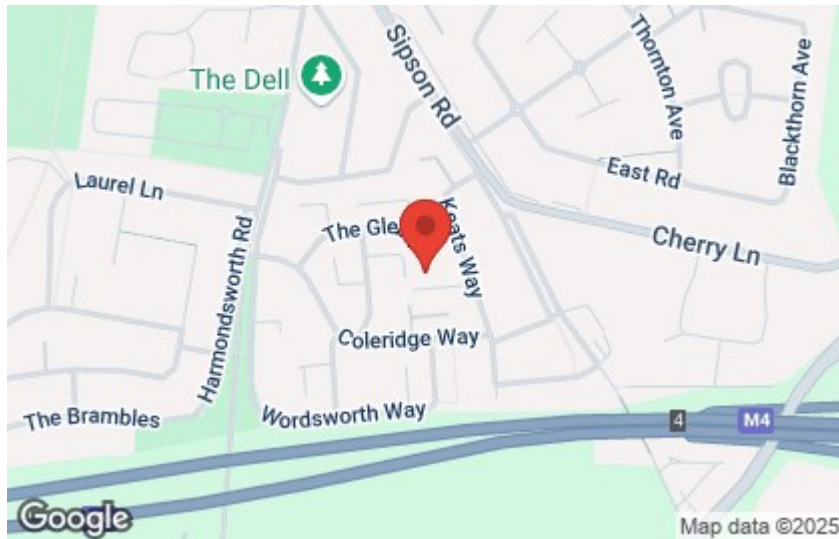
M4, A40, M25, M40



Council Tax Band:

D

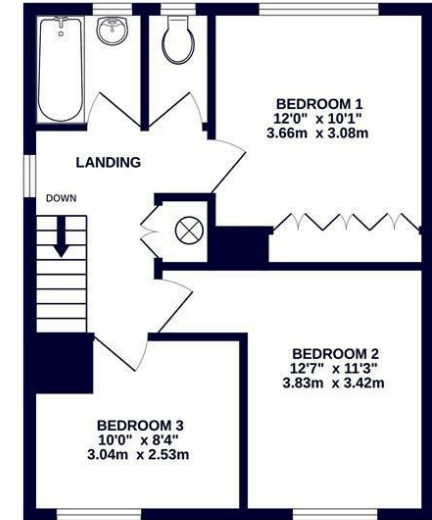
(Distances are straight line measurements from centre of postcode)



GROUND FLOOR
 528 sq.ft. (49.1 sq.m.) approx.



1ST FLOOR
 427 sq.ft. (39.7 sq.m.) approx.



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TOTAL FLOOR AREA : 955 sq.ft. (88.7 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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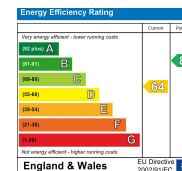
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