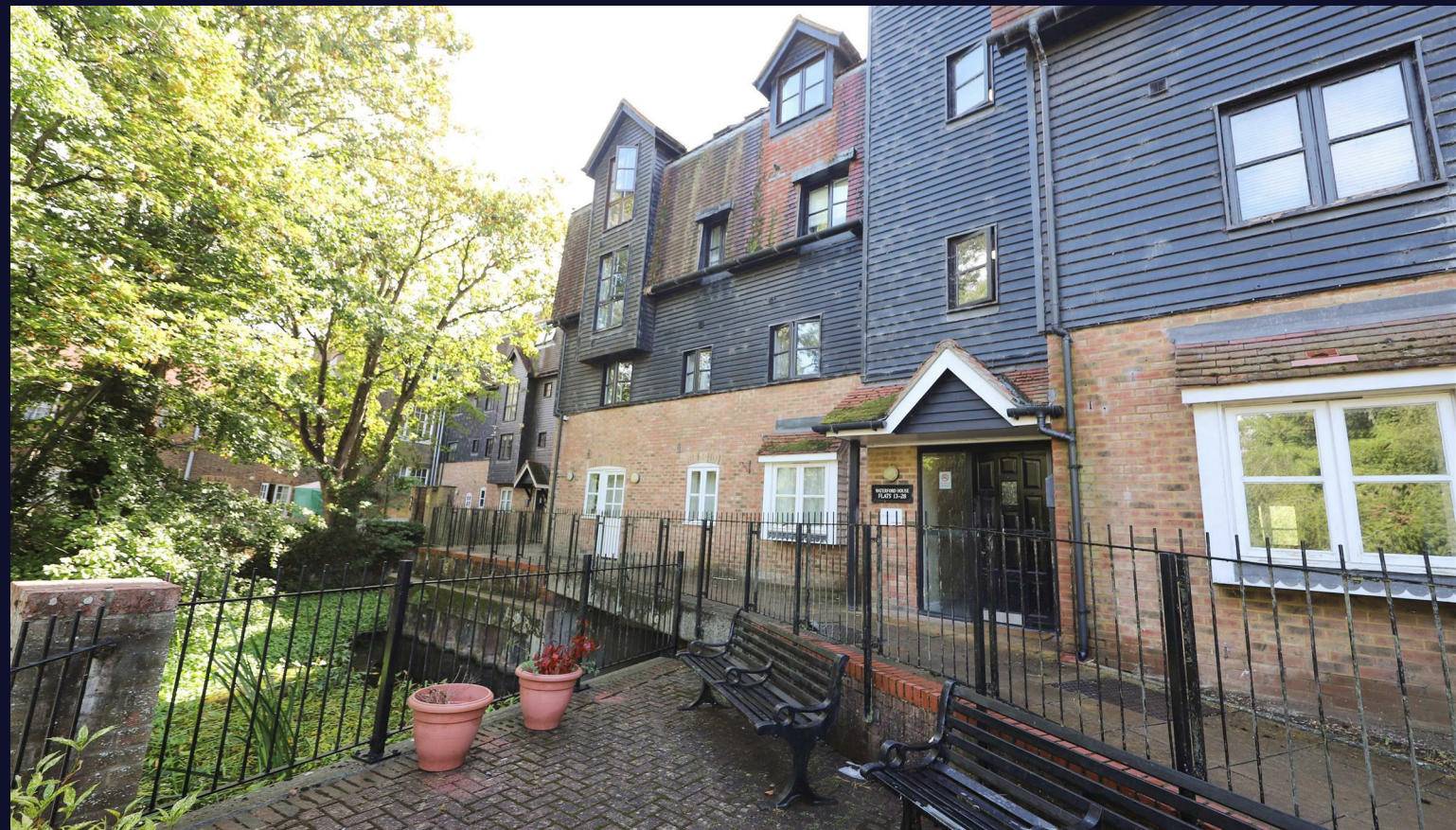


Thorney Mill Road

West Drayton • Middlesex • UB7 7DL

Guide Price: £285,000



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Thorney Mill Road

West Drayton • Middlesex • UB7 7DL

A beautifully presented two bedroom, top floor apartment located in a highly desirable riverside development just off Thorney Mill Road. Offering spacious living throughout and with the advantage no onward chain, this is an excellent opportunity for first-time buyers or investors seeking to expand their portfolio.

No chain

Third (top) floor apartment

Two bedrooms

Two bathrooms

623 sq.ft

Dual aspect living room

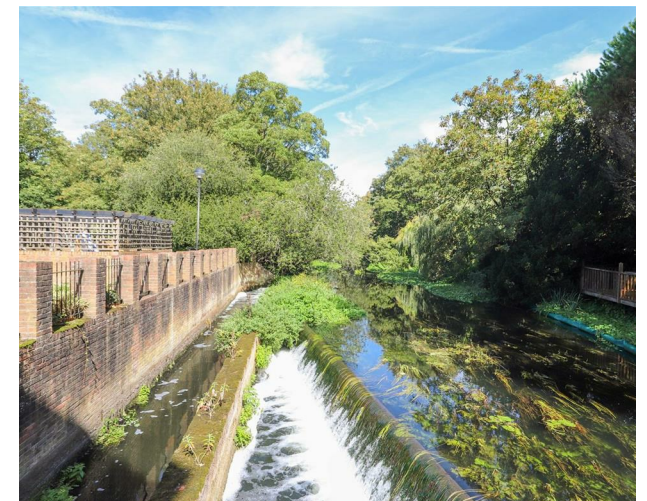
Fantastic condition throughout

Allocated parking as well as visitor bays

0.8 miles from West Drayton Station

Stunning waterside development

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 well designed apartment spans approximately 623 sq. ft and features two bedrooms, two bathrooms, a spacious lounge and separate kitchen. Bedroom one is generously sized at 10ft x 10ft with the addition of an en-suite bathroom, while bedroom two offers a more compact layout at 10ft x 7ft . The large lounge spans 16ft x 14ft and provides ample space for relaxing or entertaining, the kitchen is neatly positioned off the lounge and measures 11ft x 5ft. The property also includes a welcoming entrance hall, a storage cupboard and a well-appointed family bathroom.

Outside

The apartment is situated in a peaceful development, boasting scenic views of the river and beautifully maintained grounds. It also benefits from an allocated parking space for one vehicle, along with plenty of visitor parking bays. The property also comes with additional loft storage.

Location

Waterford House, located on Thorney Mill Road is a sought after, gated, waterside development extremely well placed being found on the Middlesex & Buckinghamshire borders. West Drayton High Street with its variety of shops, eateries and Train station with the fantastic benefit of the Elizabeth Line, are just a short distance away. Heathrow Airport, Stockley Park and the M4 motorway are all within easy reach adding to locations appeal.



Schools:

St Catherine Catholic Primary School 0.3 miles
 St Martin's Church of England Primary School 0.5 miles
 Laurel Lane Primary School 0.5 miles



Train:

West Drayton 0.8 miles
 Iver 1.2 miles
 Heathrow Terminal 5 2.1 miles



Car:

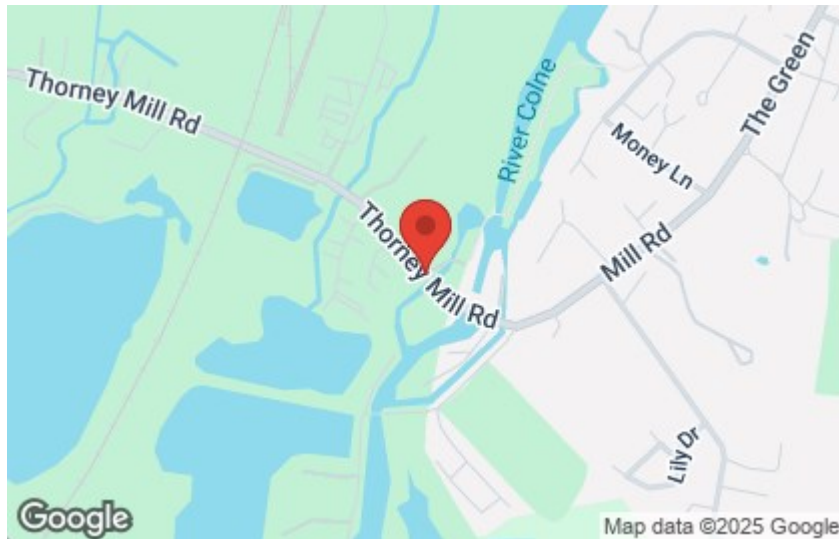
M4, A40, M25, M40



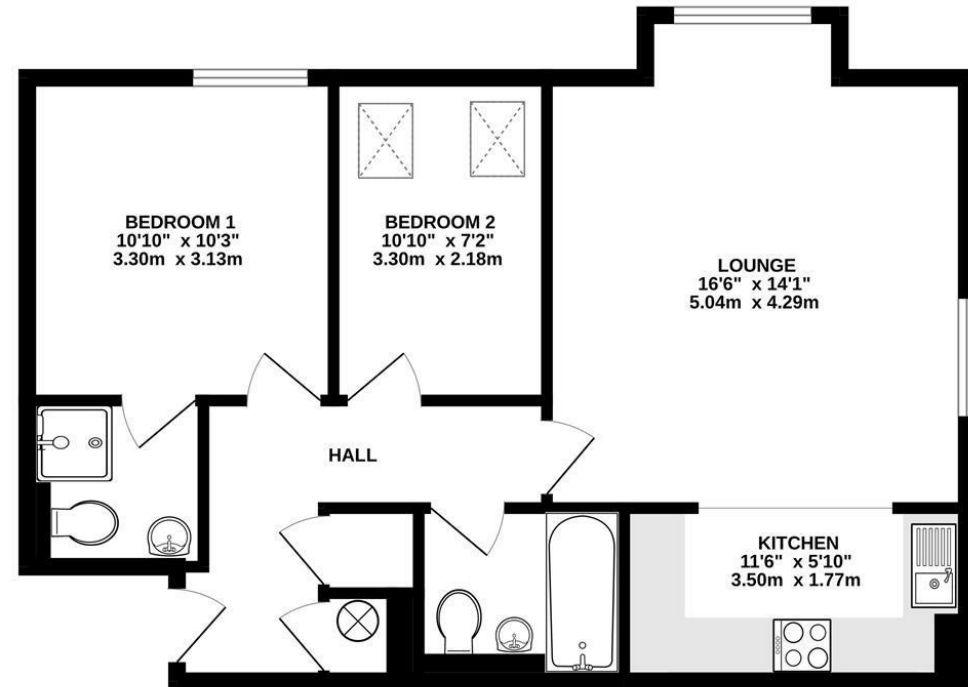
Council Tax Band:

D

(Distances are straight line measurements from centre of postcode)



3RD FLOOR 623 sq.ft. (57.9 sq.m.) approx.



TOTAL FLOOR AREA : 623 sq.ft. (57.9 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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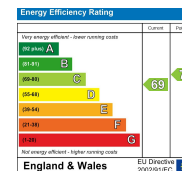
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