

Lime Avenue

West Drayton • • UB7 8BN
Offers In Excess Of: £440,000



coopers
est 1986

Lime Avenue

West Drayton • • UB7 8BN

This three bedroom end terrace home is perfectly placed and enjoys spacious and light-filled accommodation throughout making it an ideal purchase for the growing family. This 974sqft property briefly consists of hallway, 18ft living room, 12ft kitchen, 18ft lean to which leads directly into the garden room. The upstairs of the property is made up of the three well proportioned bedrooms.

Three double bedrooms

End terrace home

Potential to extend (STPP)

Driveway

18ft Living room

12ft Master bedroom

Close to the Station (Elizabeth Line)

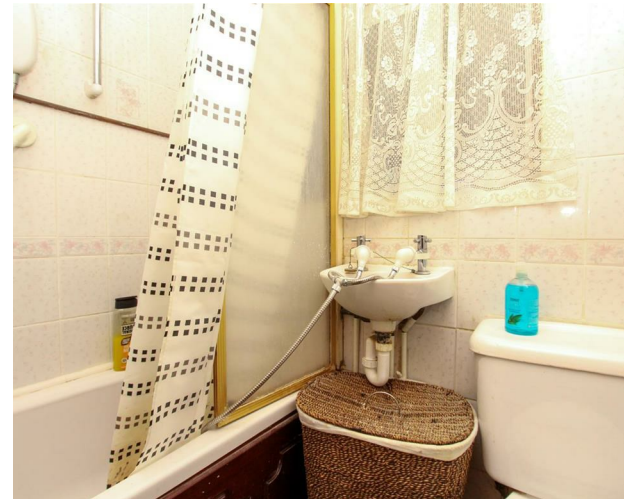
Ideal family home

Convenient location

Spacious rear garden

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 three bedroom end terrace home is perfectly placed and enjoys spacious and light-filled accommodation throughout making it an ideal purchase for the growing family. This 974sqft property briefly consists of hallway, 18ft living room, 12ft kitchen, 18ft lean to which leads directly into the garden room. The upstairs of the property is made up of the three well proportioned bedrooms.

Outside

To the front of the property is the driveway with ample off street parking. The rear of the property contains a storage shed alongside an easy to maintain garden, a brick planter and a small patio area.

Location

Lime Avenue is a popular residential road in Yiewsley, offering good access to Hillingdon Hospital, Brunel University, West Drayton Train Station (Elizabeth Line), Stockley business park and Heathrow airport. There are a number of bus/road links close by creating a short drive to the M4 and M25 along with Uxbridge town centre with its multitude of shops, restaurants, bars and Piccadilly/Metropolitan line train station.



Schools:

Colham Manor Primary School 0.8 miles
Rabbsfarm Primary School 0.8 miles
St Matthew's CofE Primary School 0.7 miles



Train:

West Drayton Station 1.1 miles
Iver Station 3.2 miles
Hayes & Harlington Station 3.2 miles



Car:

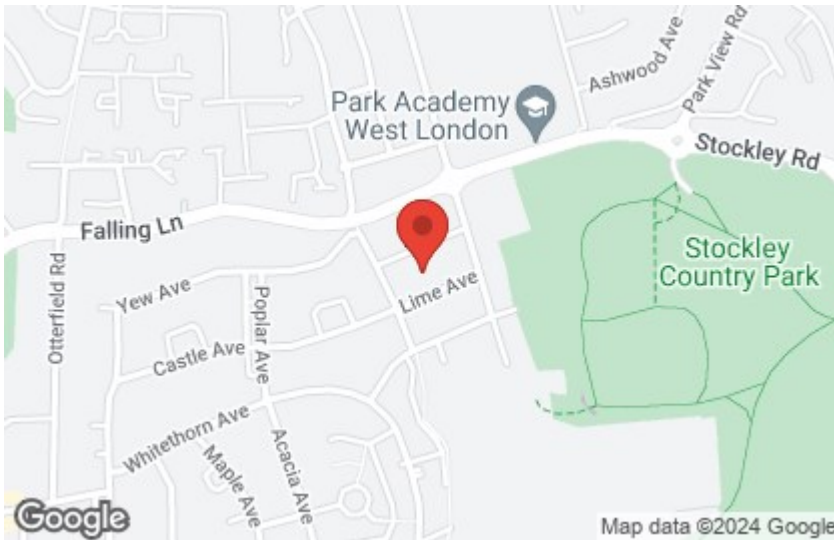
M4, A40, M25, M40



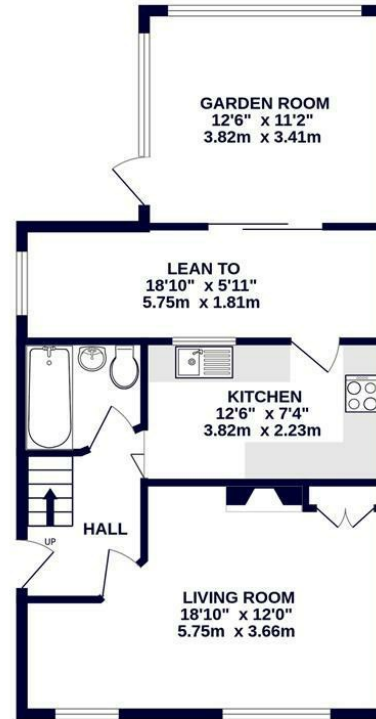
Council Tax Band:

D

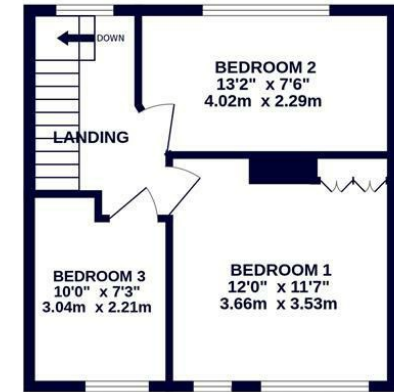
(Distances are straight line measurements from centre of postcode)



GROUND FLOOR
611 sq.ft. (56.8 sq.m.) approx.



1ST FLOOR
363 sq.ft. (33.7 sq.m.) approx.



TOTAL FLOOR AREA : 974 sq.ft. (90.5 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 ©2023

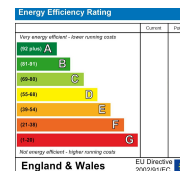


01895 459 950

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

westdrayton@coopersresidential.co.uk

CoopersResidential.co.uk



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.