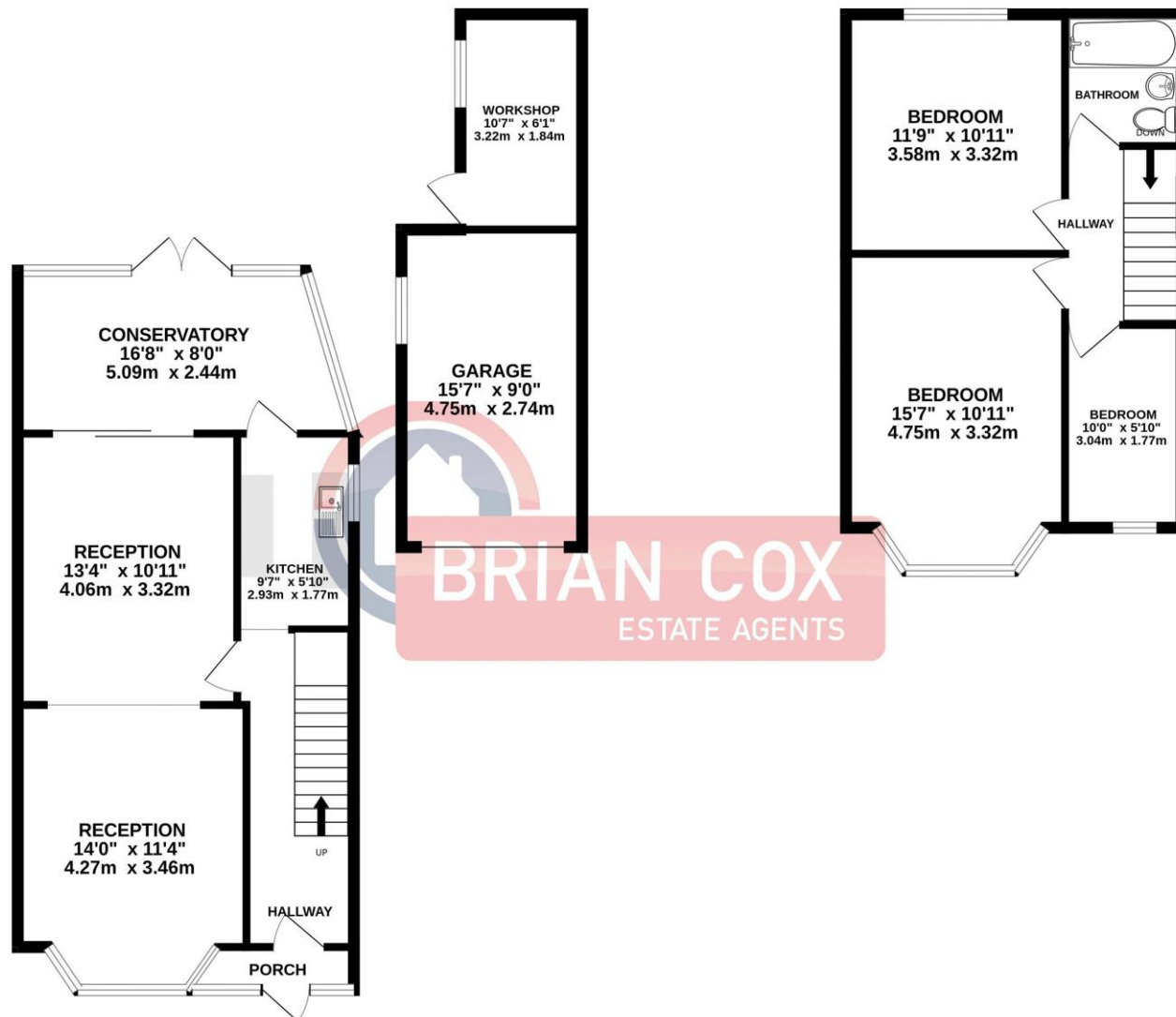


the floorplan...

GROUND FLOOR
779 sq.ft. (72.4 sq.m.) approx.

1ST FLOOR
435 sq.ft. (40.5 sq.m.) approx.



BRIAN COX
ESTATE AGENTS

TOTAL FLOOR AREA: 1215 sq.ft. (112.9 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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more details from...

call: Brian Cox Greenford: 0208 578 1004

email: emma.gerald@brian-cox.co.uk

web: www.brian-cox.co.uk



0208 578 1004
brian-cox.co.uk



SEMI DETACHED HOUSE - THREE BEDROOMS
- GARAGE - POTENTIAL TO EXTEND. Brian Cox are pleased to present this three bedroom semi detached house which is situated close to Sudbury Town Underground Station. The property comprises of a through lounge, kitchen, three bedrooms, family bathroom and a conservatory to the rear. The property benefits from a garage via shared drive, double glazing, gas central heating, off street parking for multiple cars and a large rear garden. Viewings are highly recommended so **CALL NOW** to arrange yours!!



£590,000
Freehold

Orchard Gate, Greenford UB6 0QN

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.



in brief...

- Three Bedroom
- Semi-Detached
- Potential to Extend (STPP)
- Off Street Parking
- Close to Sudbury Town Station
- Garage



the location...

nearest stations ...

Sudbury Town (0.1 miles)
Sudbury & Harrow Road (0.3 miles)
Wembley Central (0.8 miles)

Sudbury is a suburb in the London borough of Brent and Harrow, located in North West London, United Kingdom. Sudbury is an historical area having once extended from the 'South Manor- Sudbury' (thought to have been on Harrow Hill) to the area that is now known as Wembley Central.

There are four stations in the area which are Sudbury Town Station (Piccadilly Line), Sudbury Hill Station (Piccadilly Line), Sudbury & Harrow Road Station and Sudbury Hill Harrow Station which are both served by Chiltern Railways.

There are many local schools in the area some of these include Sudbury Primary School, Barham Primary School, Horsenden Primary School and Wembley High Technology College.

