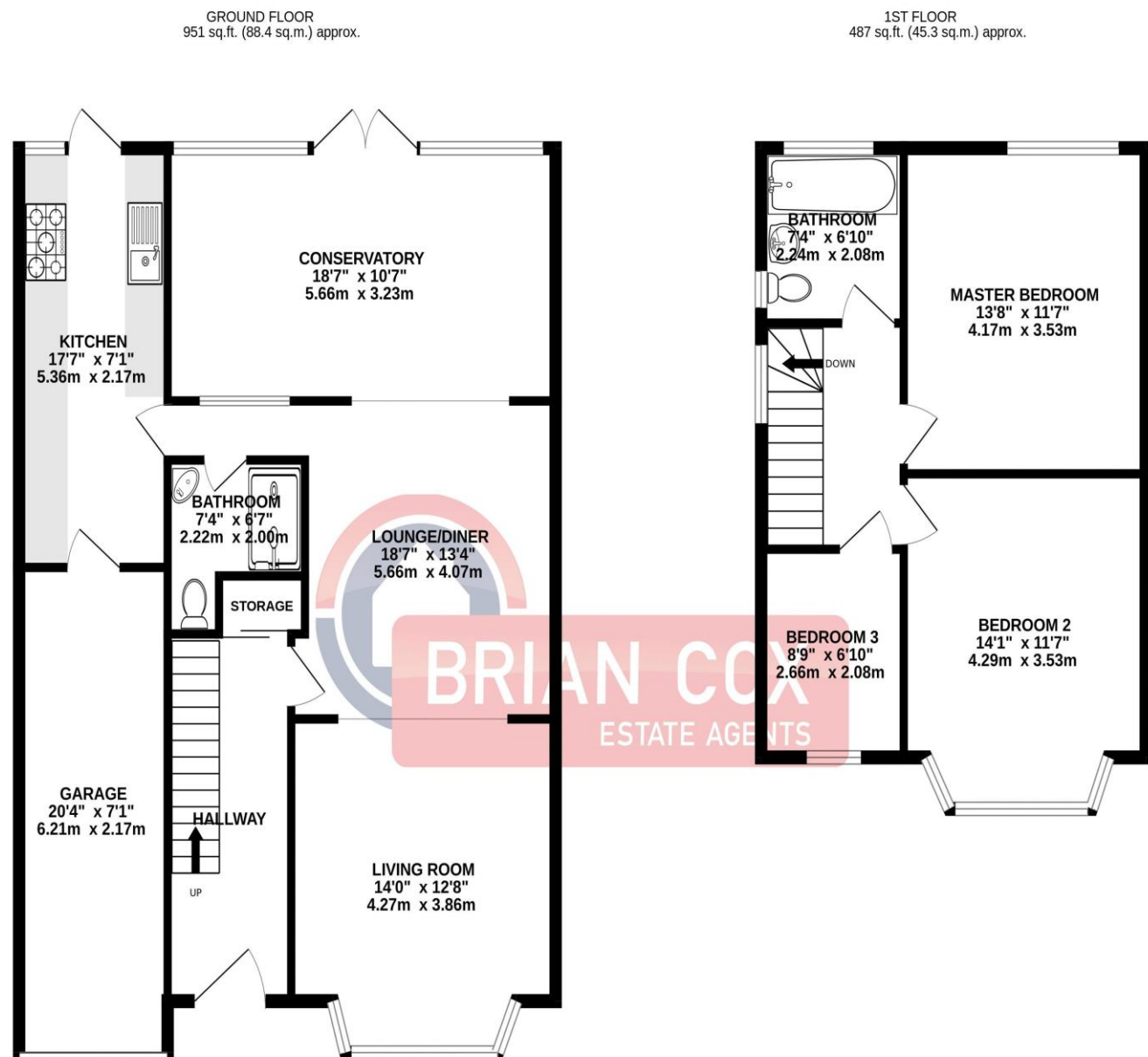


the floorplan...



TOTAL FLOOR AREA: 1439 sq.ft. (133.7 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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more details from...

call: **Brian Cox Greenford: 0208 578 1004**
email: james.legrove@brian-cox.co.uk
web: www.brian-cox.co.uk



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0208 578 1004
brian-cox.co.uk



Brian Cox & Company are pleased to present this fantastic opportunity to own this charming three bedroom semi-detached home situated on the ever-popular Whitton Avenue East. Boasting a garage to the side offering excellent potential for extension (STPP), this home is perfect for families or developers alike. Enjoy a spacious conservatory at the rear, leading out to a large, well maintained garden that backs directly onto Sudbury Golf Course, offering privacy, greenery, and scenic views. Early viewings are highly recommended as homes in this location don't stay on the market for long!



£665,000
Freehold

Whitton Avenue East, Greenford UB6
0QB



in brief...

- Three Bedrooms
- Semi Detached
- Freehold
- Chain Free
- Potential to Extend (STPP)
- Close to Station



the location...

nearest stations ...

Sudbury Town (0.1 miles)
Sudbury & Harrow Road (0.1 miles)
Sudbury Hill (0.8 miles)

Greenford is a large suburb in the London Borough of Ealing in West London, UK. It was an ancient parish in the historic county of Middlesex. Bordering Alperton, Perivale and Sudbury Town you will find Horsenden Hill, the largest single nature conservation site in the borough which comprises of wetlands, meadows and woodland habitat.

There are also a number of leisure facilities available within this green space including Sudbury Golf Club, Horsenden Hill Activity Centre and Ealing Canoe Club. There are several local schools in the area which include Horsenden Primary School, Wood End Academy, Greenwood Primary School, Sudbury Primary School and St George's Primary School.

If you have older children there are also several secondary schools in the area these include William Perkin Church of England High School, Wembley High Technology College and Alperton Community School.