



- Detached THREE Bedroom Bungalow
- Modernisation Required
- A Popular And Quiet Residential Road In Ickenham
- Well Maintained Gardens
- Garage
- Close To Ickenham Village
- Potential To Extend (STPP)
- Close To Outstanding The Breakspear Primary School
- Off Street Parking
- EPC Rating E

A charming THREE-bedroom detached bungalow located on St. Georges Drive close to Ickenham village. Requiring modernisation throughout, this 1950s property offers a generous 1,072 sq ft of living space, perfect for a growing family looking to develop and extend or those looking to downsize to a detached property in Ickenham. Offered with no upper chain.

The property comprises; an entrance hallway, three good size bedrooms, 14'6 ft reception room and 14'3 dining room overlooking the well-maintained rear garden, a spacious kitchen and a bathroom. The property is fully mains connected with gas central heating.

Although the property requires modernisation, this presents an exciting opportunity for the new owners to put their own stamp on the property and create the home of their dreams. With the potential to extend (subject to permission), you can truly tailor this detached bungalow to suit your lifestyle and needs.

One of the standout features of this property is the parking space for several vehicles, ensuring convenience for you and your guests. Additionally, the location of this bungalow is unbeatable, being close to the charming Ickenham Village with its local shops, cafes, amenities, local schools, transport links including; Ickenham tube station (Met & Pic Lines), West Ruislip station (Central Line) and A40/M40 motorway junctions.

Contact us today to secure your viewing of this property.

Internet Speed: Download - (up to) Ultra Fast 1000 Mbps
Upload - (up to) 924 Mbps

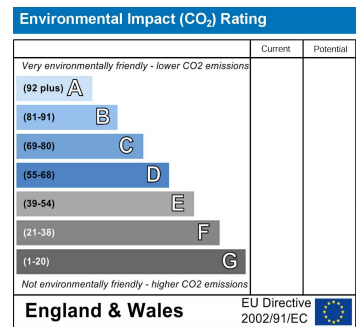
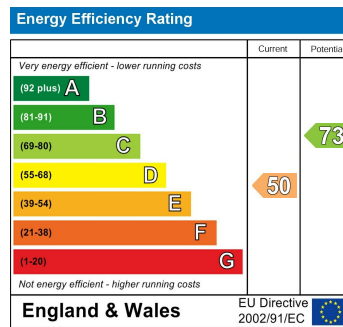
Mobile Coverage (Indoor):

- Voice
- EE - Limited
- Three - Likely
- O2 - Likely
- Vodafone - Likely

- Data
- EE - Limited
- Three - Likely
- O2 - Limited

Vodafone - Likely

*Please note all dimensions and descriptions are to be used as a guide only by any prospective buyer and do not constitute representations of fact or form part of any offer or contract. Internet Speed and Mobile Coverage figures are based on estimates provided by Ofcom at <https://checker.ofcom.org.uk>



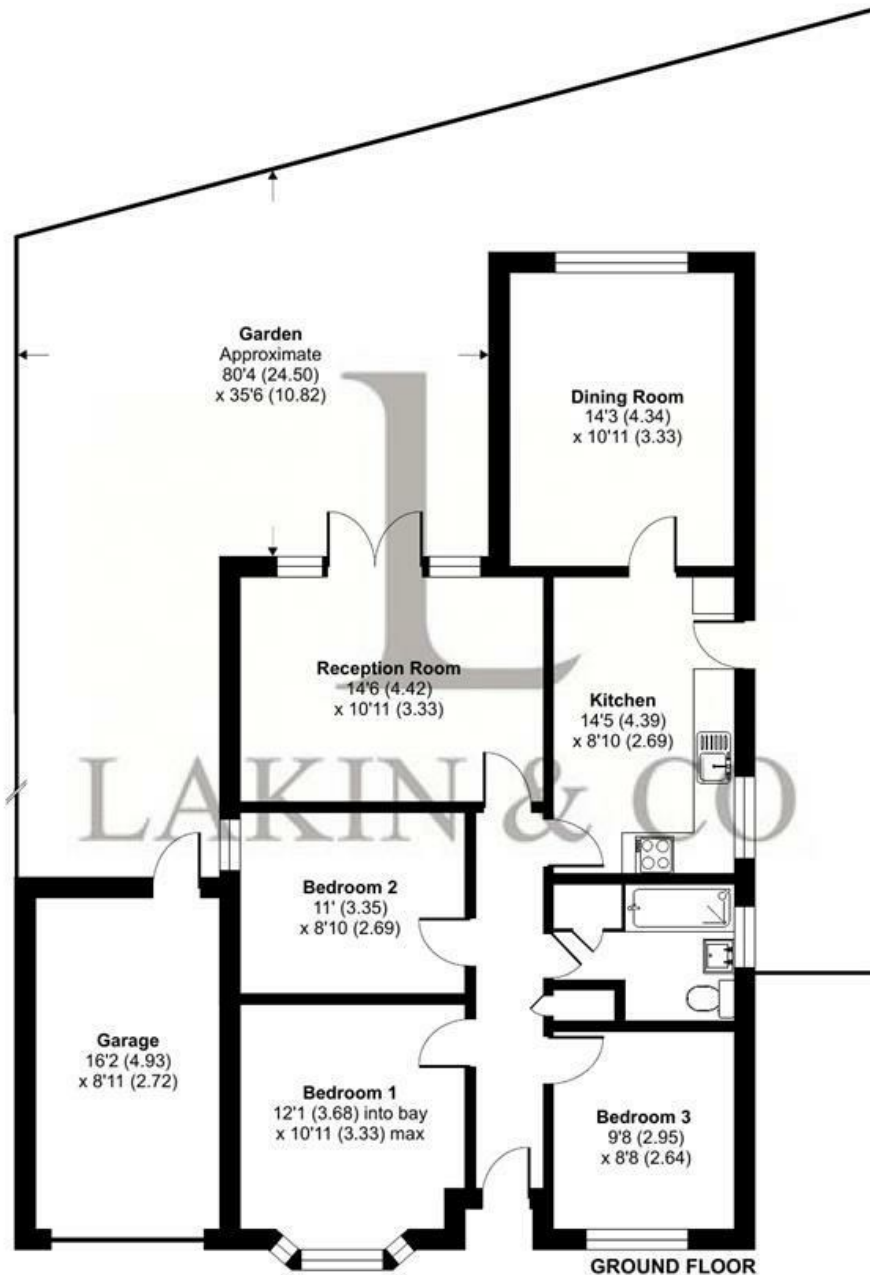
St. Georges Drive, Ickenham, Uxbridge, UB10

Approximate Area = 927 sq ft / 86.1 sq m

Garage = 145 sq ft / 13.5 sq m

Total = 1072 sq ft / 99.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © ritchecom 2024. Produced for Lakin & Co. REF: 1176885

These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.



LAKIN & CO – YOUR LOCAL ESTATE AGENT

We are an independent Estate Agent, providing residential sales, lettings, property management, block management and financial services primarily throughout Uxbridge, Hillingdon, Ickenham and Ruislip areas.

Dealing with thousands of landlords, tenants, vendors and buyers throughout our core areas, we are renowned for providing a dedicated and attentive service to all of our clients. Our excellent reviews, ratings and membership to the Association of Residential Lettings (ARLA) and The Property Ombudsman (TPO) is testimony to our excellent service.

We take great pride in being known for our honesty and consistent hard work, so whether you are selling or letting your property or looking to find your ideal home please contact us now and let us assist you further.