

ALLDAY
& MILLER

De Salis Road, Uxbridge, UB10 0SP
£450,000

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De Salis Road, Uxbridge, UB10 0SP

£450,000

- Three Bedrooms
- Quiet Residential Road
- Potential for a 4+ Car Drive
- Scope to Extend into Loft (STPP)
- 1041 sq ft / 96.7 sq m
- Garage
- No Onwards Chain
- Private Rear Garden
- Sought after Location
- Close to Highly Regarded Schools

Description

This well presented property comprises of an inviting entrance porch, reception room filled with natural lighting which flows into the dining room and a fully fitted kitchen which provides access to the rear garden.

Rising to the first floor boasts three bedrooms and a family bathroom with separate WC.

A low maintenance front garden with a garage and space for off street parking. To the rear enjoys a private garden mainly laid to lawn.

Situation

Situated just off the Uxbridge Road, De Salis Road is centrally located to a number of local amenities with Stockley Business Park, Hillingdon Hospital, Heathrow Airport, Brunel University all within a short distance. Uxbridge Town centre being just a short drive away with its array of shops, bars , restaurants and cafes. Along with Uxbridge tube and bus station giving easy transport links. A number of high regarded schools in the local area including Hewens school and Oak Wood secondary school.



De Salis Road, Oxbridge, UB10
Approximate Area = 1041 sq ft / 96.7 sq m
(Including Garage)
For identification only - Not to scale

Ground Floor

Garden
8.82 x 7.32
28'11 x 24'0

Dining Room
2.76 x 2.55
9'1 x 8'4

Kitchen
2.90 x 2.52
9'6 x 8'3

Reception Room
5.02 max x
3.41 max
16'6 x 11'2
CH 7'102.36

Garage
5.19 x 2.29
17'0 x 7'6

14.44 x 7.32
47'5 x 24'0

First Floor

Bedroom
3.82 max x
2.91 max
12'6 x 9'7

Bedroom
4.13 max x 3.52 max
13'7 x 11'7
CH 7'112.41

Bedroom
2.59 max x
2.45 max
8'6 x 8'0

Dn

Up

CH = Ceiling Height
= Reduced headroom below 1.5m / 5'0

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©Vizion Property Marketing 2024.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	59	84

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		

England & Wales

EU Directive
2002/91/EC

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