









Waterloo Road, Uxbridge, UB8 2QX

£585,000

- Three Bedroom Detached
- En Suite to Master Bedroom
- Walking Distance to Uxbridge Town Centre
- Easy access to Uxbridge Station
- Large Loft Space

- Stylish Interiors Throughout
- Two Reception Rooms
- Extension Potential Subject to Planning
- Off Street Parking
- Nearby to Highly Regarded Schools

Description

Measuring over 1200 Sq Ft this stylish three bedroom "Detached" property has two large reception rooms, ensuite shower room and a large loft space offering extension possibilities (stpp). Located a short walk from Uxbridge Town Centre.

This stunning detached house offers a perfect blend of comfort and modern living ideal for families. The ground floor comprises of a dining room, sleek fitted kitchen, a light filled reception with patio doors opening out onto the rear garden.

The first floor boasts three well appointed bedrooms (master with en-suite) and a family bathroom. A versatile loft space adds potential for extra storage.

Externally there is a gated front garden, benefiting from off street parking. To the rear enjoys a beautiful private garden perfect for outside dining and entertainment.

Situation

Waterloo Road just a short drive away from Uxbridge Town Centre with its multiple shopping facilities, restaurants, gyms, cinema and bars. Also the Metropolitan and Piccadilly Line Station getting you into Baker Street in as little as 36 minutes, making the journey into Central London a breeze. A number of bus routes taking you to local amenities including Brunel university, Hillingdon leisure centre and Uxbridge Collage. The area is also served by many highly regarded schools including Whitehall infant school and Uxbridge High school.



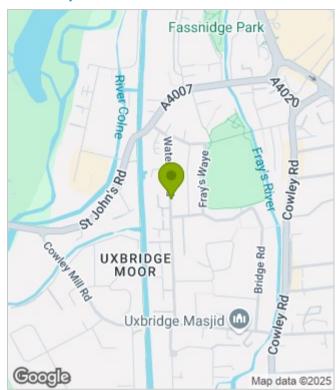




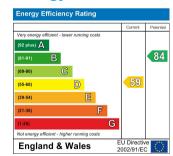
Floor Plans

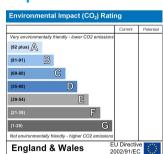
Waterloo Road, Uxbridge, UB8 Approximate Area = 1207 sq ft / 112.1 sq m Loft Space = 554 sq ft / 51.5 sq m Garden 13.20 x 7.85 Total = 1761 sq ft / 124.5 sq m For identification only - Not to scale CH = Ceiling Height Reception Room 4.28 max x 5.49 max x 3.41 min 3 47 max 14'1 x 11'5 Loft Space Kitchen 10.20 x 5.05 3.51 x 2.85 33'6 x 16'7 11'6 x 9'4 (CH 8102.70) Bedroom 2 Bedroom 3 Dining Room 3.88 max x 3.36 max x 3.51 max x 2.33 max 3.08 max 3.35 min 12'9 x 7'8 11'0 x 10'1 11'6 x 11'0 **Loft Space** First Floor 7.85 x 5.25 25'9 x 17'3 **Ground Floor** Floor plan produced in accordance with RICS Property Measurement Standards incorporating **O**ALLDAY International Property Measurement Standards (IPMS2 Residential). ©Vizion Property Marketing 2025. **MILLER** Produced for Allday & Miller. estate agents

Area Map



Energy Performance Graph





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