



- Three bedroom semi detached
- Quiet cul- de- sac location
- Large landscaped driveway
- Walking distance to Ickenham Village

17 Pynchester Close, Ickenham, Middlesex, UB10 8JY

Guide Price £625,000

Andrews Residential are delighted to present to the market this well-presented three-bedroom semi-detached family home. The property boasts light and fresh modern interiors throughout and is positioned in a quiet cul- de- sac within walking distance of Ickenham Village. As the vendors sole appointed agent internal viewings are strongly recommended to avoid disappointment.



Property Description

PROPERTY

The accommodation briefly comprises of welcoming entrance hall, bright and spacious living room and dining room patio doors leading to the garden. Completing the downstairs accommodation is the modern fitted kitchen that comes with ample storage and worktop space, and has access to the garden. On the first floor there are two well proportioned double bedrooms, a single third bedroom, and finally the family bathroom with separate W/C.

OUTSIDE

To the front of the property there is a large, landscaped space benefiting a gravel driveway providing ample off street parking, and an immaculately laid lawn. To the left there is a side gate for access to the garden. To the rear there is a lovely secluded landscaped garden with Italian porcelain tiles laid for the patio area, which then leads to a well maintained lawn for the family to enjoy.

LOCATION

Pynchester Close is a highly desirable cul-de-sac within walking distance of Ickenham Village and it's selection of shops, cafes, restaurants and schools (Vyners and Breakspear Infants & Juniors). West Ruislip and Ickenham tube stations are nearby offering easy access into central London via the Central and Metropolitan / Piccadilly lines. For the motorist the A40/M25 is only a short drive away providing access into London and the Home Counties. Breakspear Infant and Junior schools are a short walk away and there are a selection of parks surrounding.

TENURE

Freehold Sale

London Borough Hillingdon

Council Tax Band E

EPC Rating D





Pynchester Close

Approximate Gross Internal Floor Area = 84.1 sq m / 905 sq ft

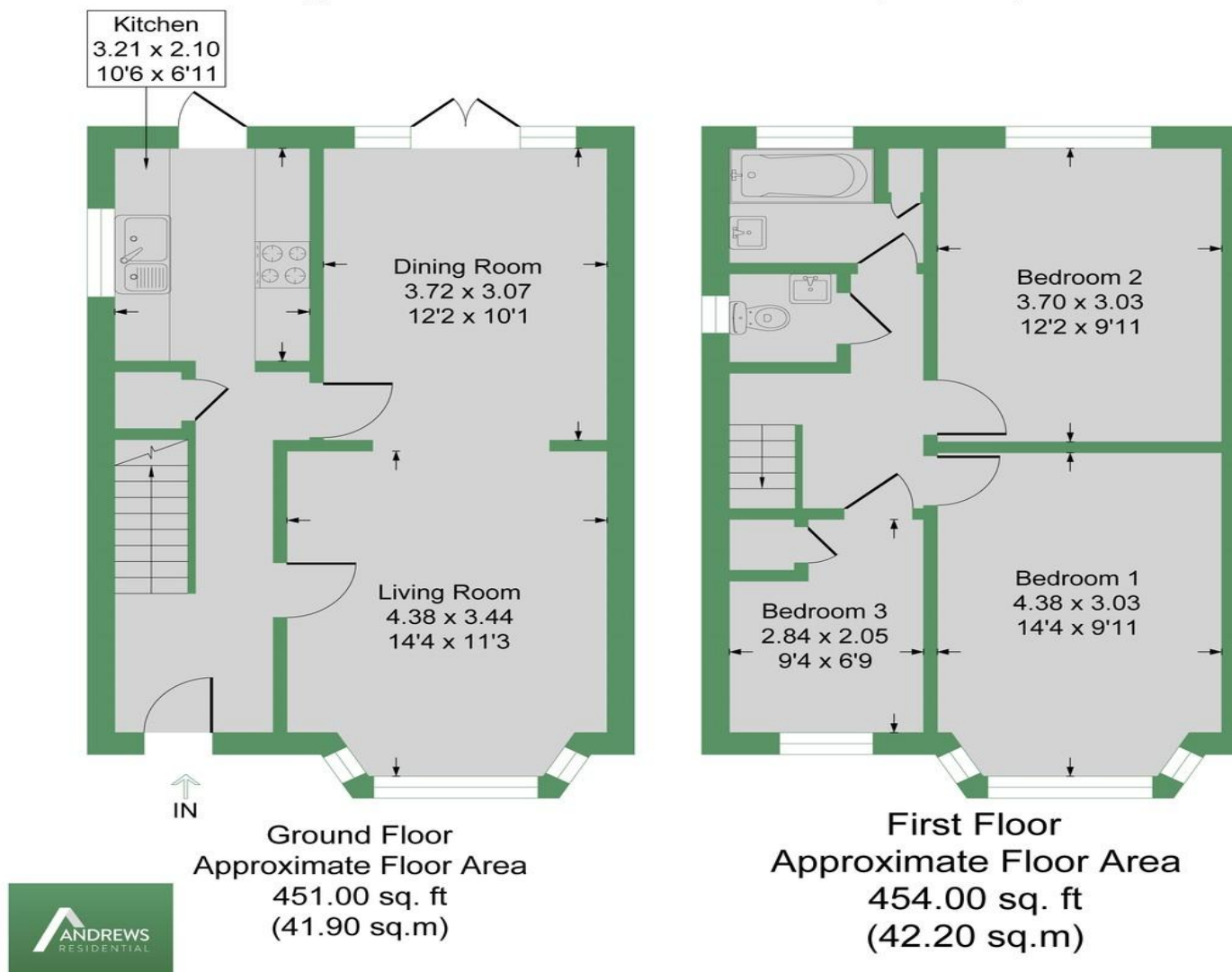


Illustration for identification purposes only, measurements are approximate, not to scale.

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