



- Two double bedroom luxury apartment
- No onward chain
- Exclusive gated development
- 144 year lease

Flat 31 Westgate Court, 297 Long Lane, Hillingdon, Middlesex , UB10 **Guide Price £399,950**

A bright and spacious two double bedroom top-floor apartment in the gated Westgate Court development. Features include a wrap-around private balcony, two allocated parking spaces, and a long lease. Offered with no onward chain, this property is ideal for first-time buyers or investors. Early viewing recommended.

Property Description

PROPERTY

This bright and inviting property features a spacious living area, perfect for relaxing or entertaining, and a modern kitchen with contemporary fittings. The generously sized bedroom provides comfort and versatility, complemented by a sleek, well-appointed bathroom.

Set within a secure and well-maintained building, the apartment benefits from convenient access to local shops, transport links, and green spaces. Commuters will appreciate the proximity to Uxbridge town centre, Heathrow Airport, and major road networks.

With its combination of comfort, style, and location, this apartment represents a smart purchase for those entering the property market or looking to add to an investment portfolio. Early viewing is highly recommended.

LOCATION

Westgate Court is ideally positioned in the heart of Hillingdon, offering a balance of convenience and tranquillity. The development is within easy reach of local shops, cafes, and amenities, while Uxbridge town centre is just a short drive or bus ride away.

Transport links are excellent, with Hillingdon Underground Station (Piccadilly and Metropolitan lines) nearby, providing direct access to Central London. Commuters also benefit from quick access to the A40 and M25, and Heathrow Airport is just a short journey, making this location perfect for professionals and frequent travellers.

For leisure, residents enjoy close proximity to local parks and green spaces, as well as a variety of sports and recreational facilities. This combination of convenience, connectivity, and community makes Westgate Court an attractive location for first-time buyers and investors alike.





TENURE

Leasehold sale

London Borough of Hillingdon

- Ground rent annually £415
- Service charge annually £ 1,397.70
- Remaining lease 144 years
- Parking space No:19 (Two Spaces)

Westgate Court UB10

Approx. Gross Internal Floor Area

75.7 Sq M - 815 Sq Ft
(Including Terrace)

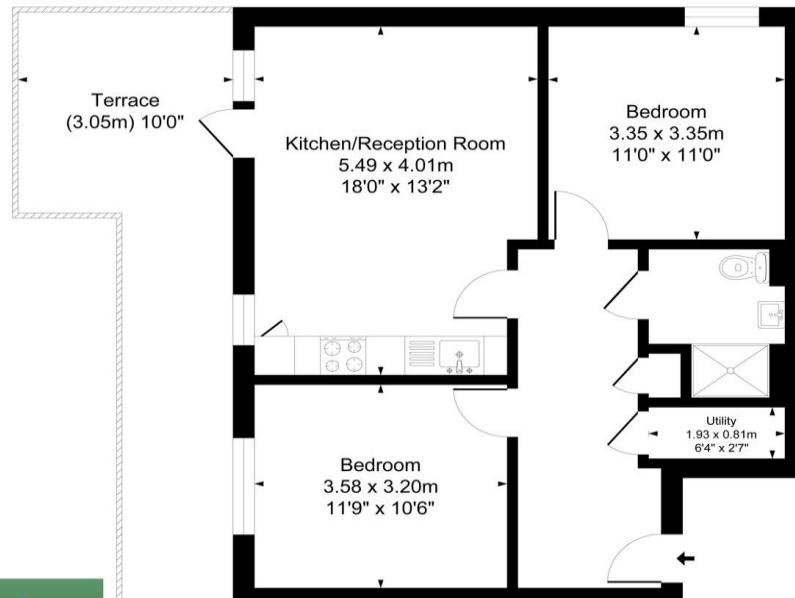


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