





Hiltons Estates brings to the market this spacious Terraced property in the popular location of Southall Broadway / Uxbridge Road, UB1! The ground floor comprises of an entrance hallway, two reception rooms, fully fitted kitchen, wc and rear garden.

Upstairs, there are three double well sized bedrooms and family bathroom. Within walking distance to Southall Broadway providing shops, local amenities and bus links!! Southall Crossrail within easy reach! Excellent Opportunity for Families, Commuters, and INVESTORS! Call NOW for further details! Not to be missed! Viewings Highly Recommended!!



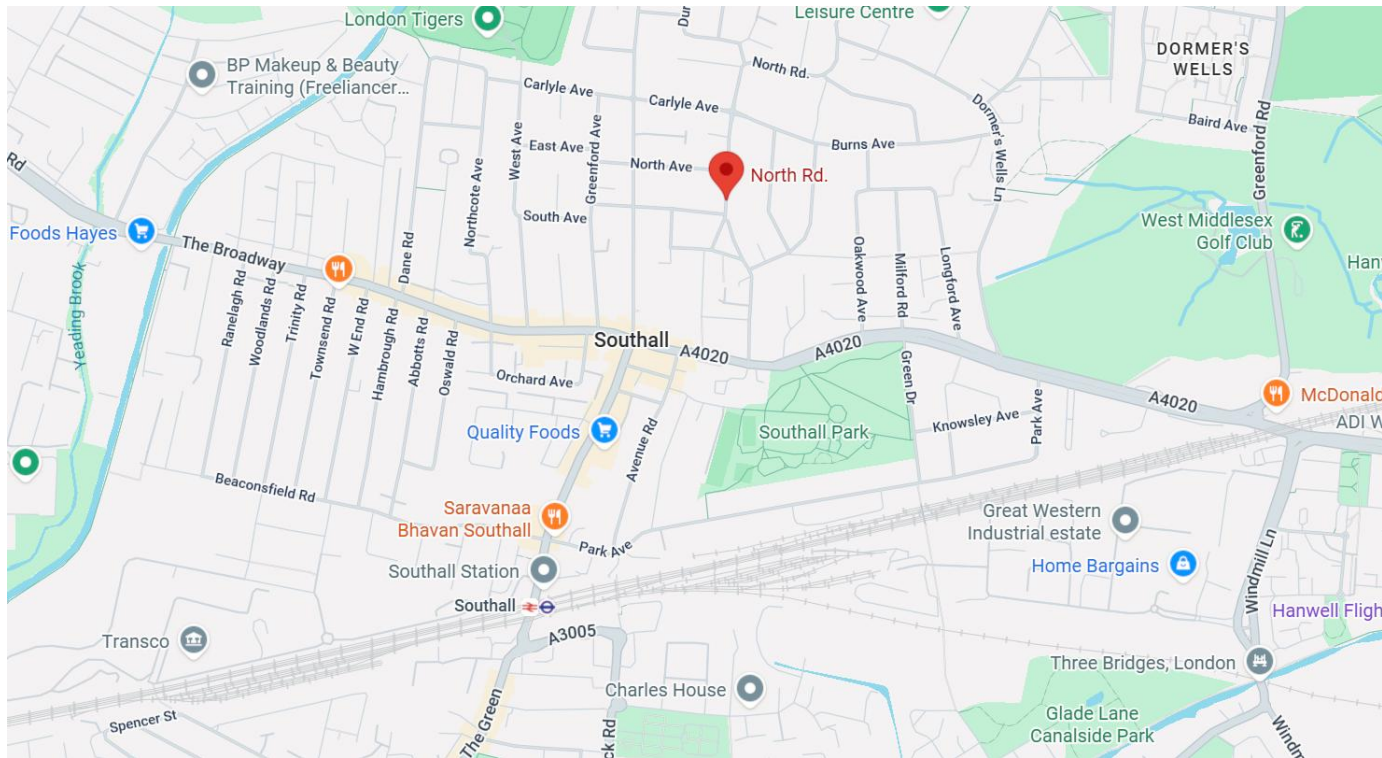
Mid Terraced 3 Bedroom property in the popular location of Southall, UB1!

3 Double bedrooms and rear garden

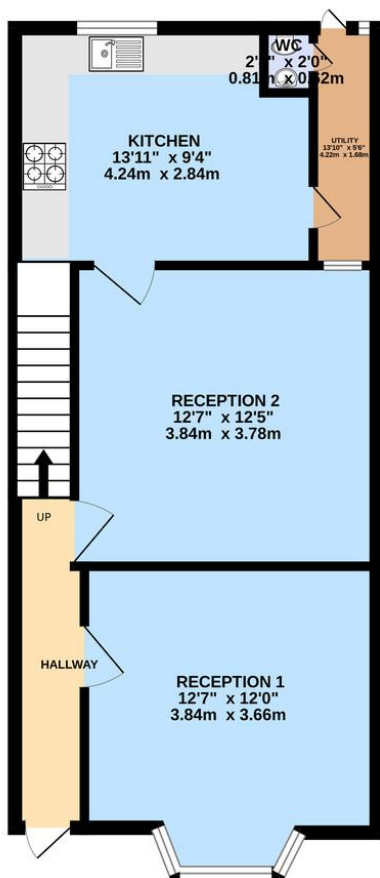
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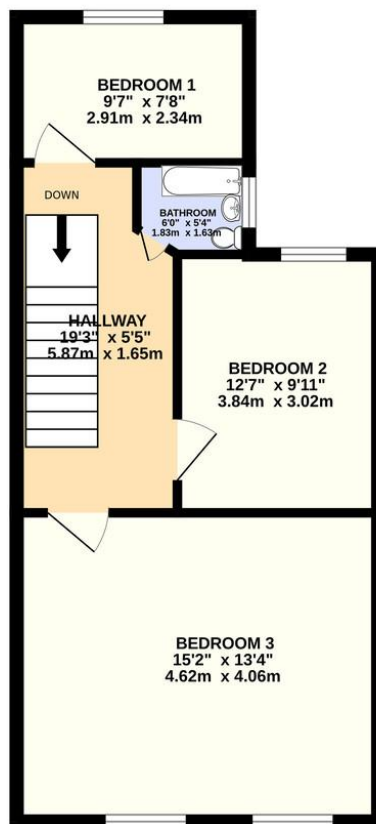
Easy reach to Southall Crossrail and A40!



GROUND FLOOR
497 sq.ft. (46.2 sq.m.) approx.



1ST FLOOR
439 sq.ft. (40.7 sq.m.) approx.



TOTAL FLOOR AREA : 936 sq.ft. (86.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D	56 D	
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.