



HILTONS ESTATES

Dorset Avenue
Southall, UB2 4HG

- Prime Minterne Estate location, UB2
- Three bedrooms, two bathrooms
- Spacious lounge with scope to extend
- Generous plot with large garden

Offers In Region Of £900,000

EPC Rating '59'





Property Description

Situated on the highly desirable Minterne Estate, this Dorset Avenue home offers a rare opportunity to create a remarkable residence in UB2. Boasting three bedrooms, two bathrooms, and a spacious lounge, the property sits on a generous plot with a large rear garden, driveway for 2–3 cars, and a versatile garage for parking or storage. With excellent scope to extend and enhance, the flexible layout provides significant potential to transform the home for modern living or investment purposes. Perfect for families, investors, or developers, the property combines size, location, and untapped potential in one of the area's most sought-after streets. Rarely available in this prime neighbourhood, this Dorset Avenue property represents an outstanding opportunity to secure a home with long-term growth and lifestyle potential.





Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	59 D	
39-54	E		
21-38	F		
1-20	G		