

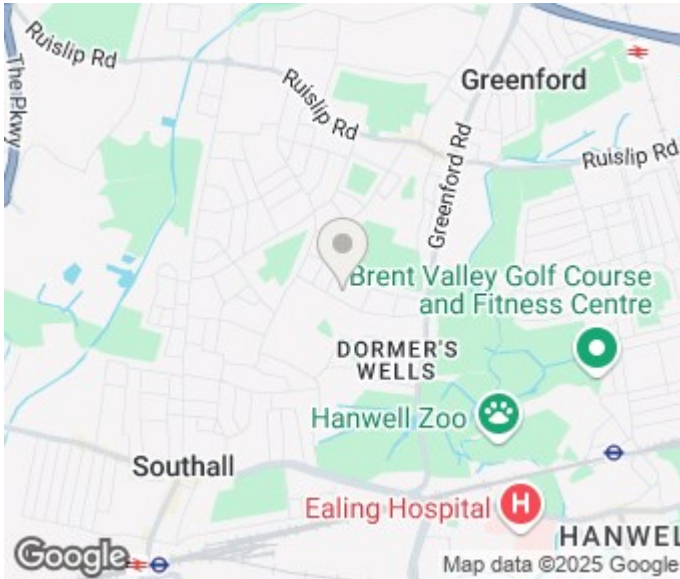


## 2 BASSETT WAY GREENFORD, UB6 9DG

£2,200 PER MONTH

Brian Cox are delighted to present this modern and spacious three-bedroom end-of-terrace house, located in a quiet cul-de-sac in the popular Greenford area. The property offers generous living space throughout and features three well-proportioned bedrooms, a bright and airy through lounge, and a modern fitted kitchen complete with integrated appliances, including a dishwasher and tumble dryer. There is a stylish family bathroom on the first floor, along with a separate WC on the ground floor. Additional benefits include double glazed windows, external storage, off-street parking, and a well-maintained rear garden. The home is ideally situated close to local amenities, including shops, schools, and excellent transport links. The property has an EPC rating of D and falls under Council Tax Band D, with an annual charge of £2,041. To meet the affordability criteria, a household income of £68,000 per year is required. The monthly rent is £2,200, with a five-week deposit of £2,538. This property is available immediately, so contact us today to arrange your viewing.\*\*





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and 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/tenants are advised to recheck the measurements

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