

Cameron



Belmont Road, Uxbridge, UB8 1SU

- Two double bedroom apartment
- Two bathrooms
- Moments to Uxbridge station
- CAT 5 data / TV cabling
- High ceilings
- Prime town centre location
- Lift to all floors
- First floor
- Contemporary kitchen

Asking Price £375,000

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Whilst every care has been taken to ensure the accuracy of these particulars, none of the statements contained herein are to be relied upon as representations of fact. These particulars do not constitute an offer or contract.

Description

The apartment offers spacious accommodation with a premium quality specification and elegant, contemporary interiors

Accommodation

The accommodation on offer comprises of, entrance hall with laminate flooring and a built in storage cupboard, open plan living space with laminate flooring, contemporary matt grey handle-less kitchen units, Stone Italiana Quartz work surfaces and up-stands, Built-in fridge/freezer with stainless steel finish, built-in microwave, built-in stainless steel single multi-function oven with extractor hood, Blanco stainless steel under mounted sink with Blanco tap, glass splash back and under cabinet lighting. the master bedroom has a built in wardrobe and fitted carpet, bedroom two has fitted carpet, the bathroom features Vitra sanitary-ware, Hansgrohe tap-ware, Italian porcelain tiling, independent polished chrome heated towel warmer, full mirror splash back above the basin and toilet.

Location

Uxbridge Underground Station is just a short stroll away where the Metropolitan and Piccadilly lines provide connections throughout the capital, the many shopping facilities, restaurants and bars of Uxbridge town centre are also moments away.

Terms and notification of sale

Tenure: Leasehold

Local authority: London Borough of Hillingdon

Council Tax Band: C

Current EPC Rating: C

Lease: 122 years

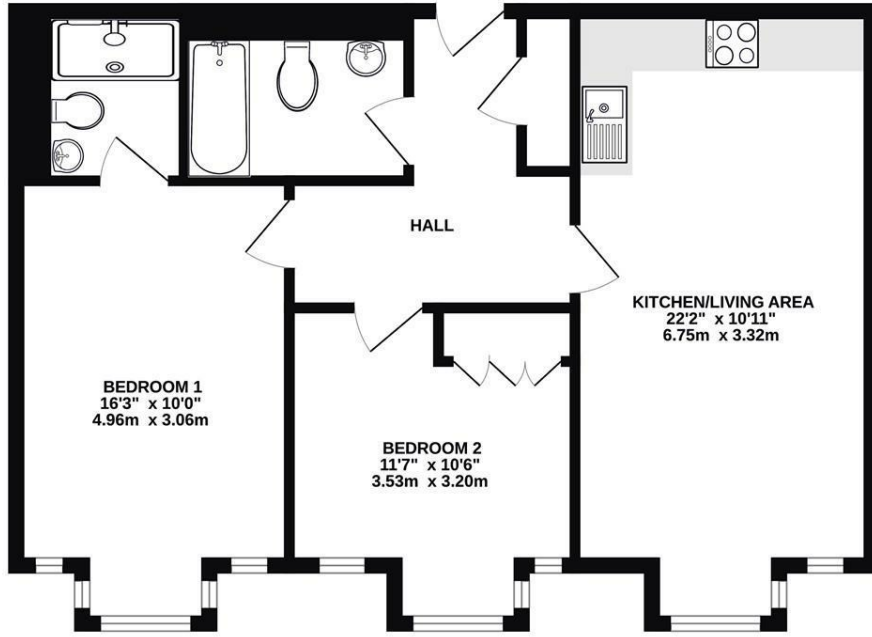
Service Charge: approximately £1800 per annum

Ground rent: £385 per annum

IMPORTANT NOTICE

These particulars have been prepared upon information supplied by the Vendor and should be verified by your surveyors and solicitors. In accordance with the Property Misdescriptions Act 1991 we have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details service charge and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contract

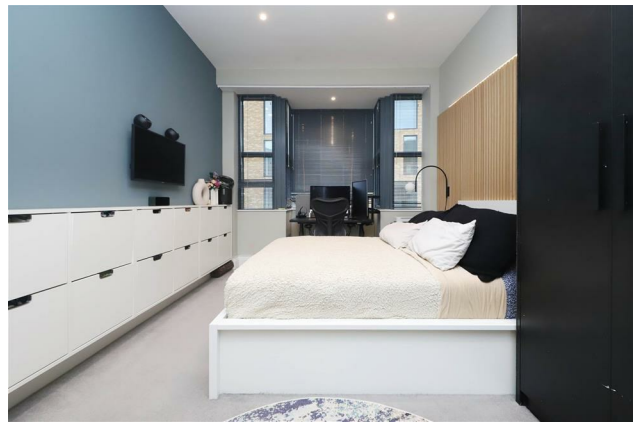
GROUND FLOOR
657 sq.ft. (61.1 sq.m.) approx.



TOTAL FLOOR AREA: 657 sq.ft. (61.1 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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