

Star Road

Hillingdon • Middlesex • UB10 0QW

Guide Price: £300,000



coopers
est 1986

Star Road

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A two bedroom first floor maisonette situated on Star Road, a residential road which is positioned just off the Uxbridge Road offering easy access to a number of amenities sought after including Hillingdon Primary and Bishopshalt senior school, numerous local shops and bus/road links. The M4/A40/M40 road links to London and the Home Counties and Uxbridge Town Centre with its vast array of shops, restaurants, bars and Metropolitan/Piccadilly line train station are approximately just over a mile away. The property comprises 17ft living room, 10ft kitchen, 11ft master bedroom, 11ft second bedroom and family bathroom. Outside there is private rear garden and garage.

Two bedroom maisonette

First floor

No onward chain

Long lease

17ft living room

10ft kitchen

11ft main bedroom

11ft second bedroom

Garage

Private rear garden

These particulars are intended as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page.





Property

A purpose built, two bedroom first floor maisonette that benefits from generously proportioned rooms throughout and requires complete modernisation. The property comprises 17ft living room, 10ft kitchen, 11ft master bedroom, 11ft second bedroom and family bathroom.

Outside

The private rear garden is mainly laid to lawn and there is also a garage in a block accessed via a service road.

Location

Star Road is a residential road which is positioned just off the Uxbridge Road offering easy access to a number of amenities sought after schools including Hillingdon Primary and Bishopshalt senior school, numerous local shops including Marks & Spencer and bus/road links. The M4/A40/M40 road links to London and the Home Counties and Uxbridge Town Centre with its vast array of shops, restaurants, bars and Metropolitan/Piccadilly line train station are approximately just over a mile away.





Schools:

Hillingdon primary school 0.2 miles
Swakeleys school for girls 0.5 miles
Bishopshalt senior school 0.6 miles



Train:

Hillingdon Station 1.7 miles
Uxbridge 1.8 miles
West Drayton Station 1.8 miles



Car:

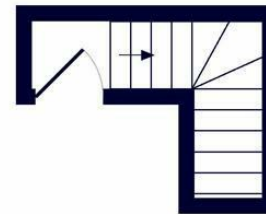
M4, A40, M25, M40



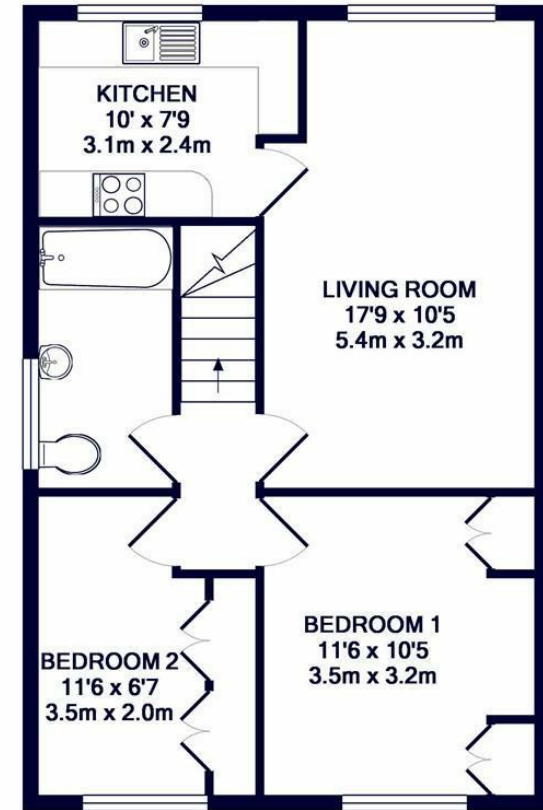
Council Tax Band:

C

(Distances are straight line measurements from centre of postcode)



GROUND FLOOR
APPROX. FLOOR
AREA 40 SQ.FT.
(3.8 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 552 SQ.FT.
(51.3 SQ.M.)

TOTAL APPROX. FLOOR AREA 592 SQ.FT. (55.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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Energy Efficiency Rating		Current	Target
Very energy efficient - lower running costs	A		
Energy efficient - lower running costs	B		
Decent energy efficiency - lower running costs	C		
Some energy efficiency - lower running costs	D	69	77
Not very energy efficient - higher running costs	E		
Energy inefficient - higher running costs	F		
Very energy inefficient - higher running costs	G		

England & Wales
EPC Directive 2002/91/EC

Important Notice: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise has the authority to make or give any representation or warranty in respect of the property.