

Morris Avenue

Uxbridge • Middlesex • UB8 1GP

Guide Price: £700,000



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Offered to the market is this fantastic four bedroom detached family home in immaculate condition throughout. The property is conveniently situated on Morris Avenue just a stone's throw from Uxbridge town centre with its vast array of shops, restaurants and numerous transport links along with being a short distance to highly regarded schools. The property benefits from four sizable bedrooms with the addition of an en-suite to the master bedroom along with a further family bathroom. Downstairs compromise's of two living rooms, a home office and a fitted kitchen dining room with the luxury of a separate utility room. The property benefits from ample off street parking along with a garage and a secluded rear garden making this the perfect family home.

Four bedrooms

Detached

Fantastic location

Great condition throughout

Garage / Off street parking

Private rear garden

Two bathrooms

Walking distance to Uxbridge town centre

Nearby to highly regarded schools

Easy access to transport links

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.





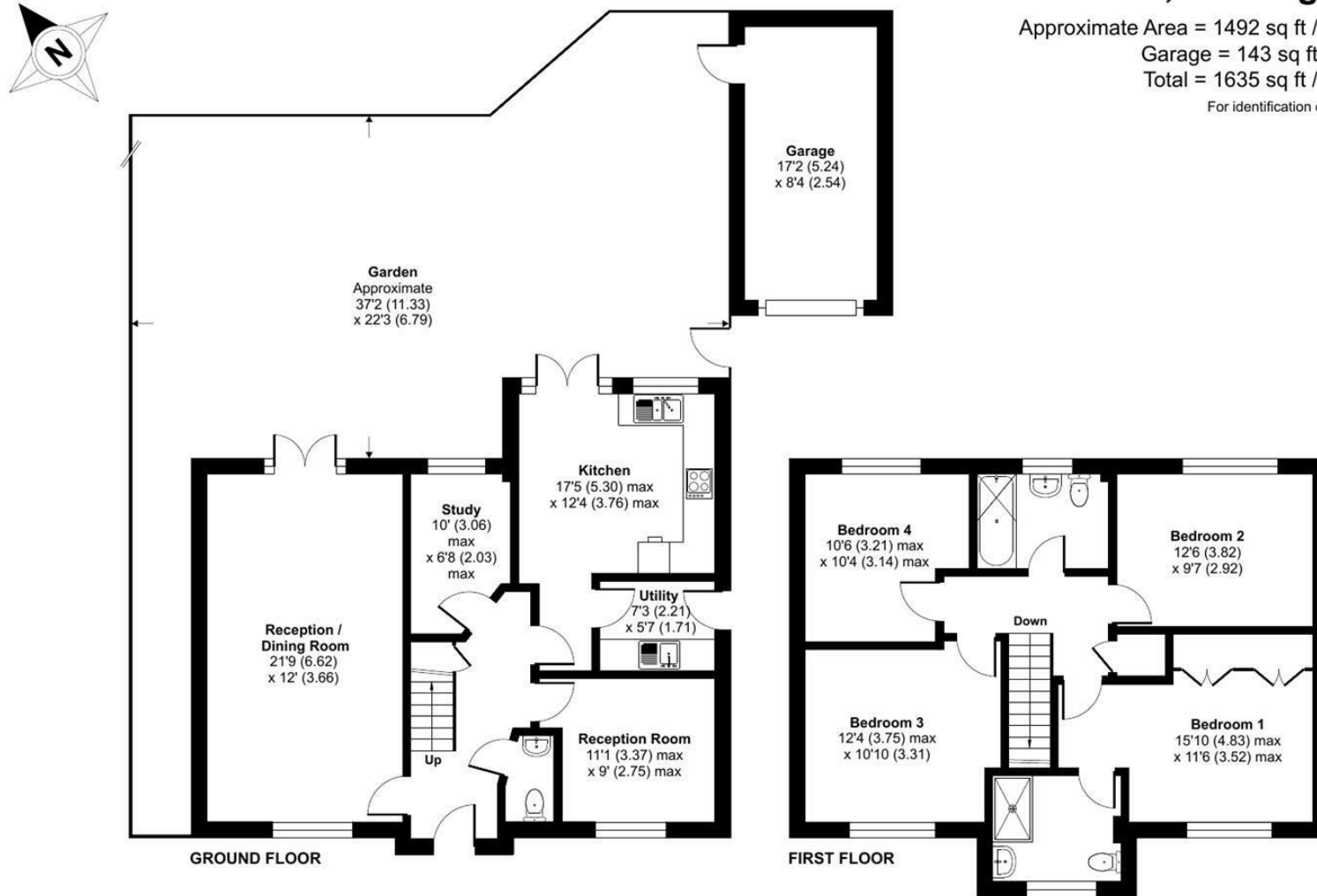
Morris Avenue, Uxbridge, UB8

Approximate Area = 1492 sq ft / 138.6 sq m

Garage = 143 sq ft / 13.2 sq m

Total = 1635 sq ft / 151.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nclhcom 2025. Produced for Coopers. REF: 1377235

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**109 Hillingdon Hill, Hillingdon Village,
Middlesex, UB10 0JQ**

hillingdon@coopersresidential.co.uk

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Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Target
A (92-100)		
B (81-91)		
C (69-80)		
D (55-68)		
E (39-54)		
F (22-38)		
G (1-21)		
Not energy efficient - higher running costs		
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.