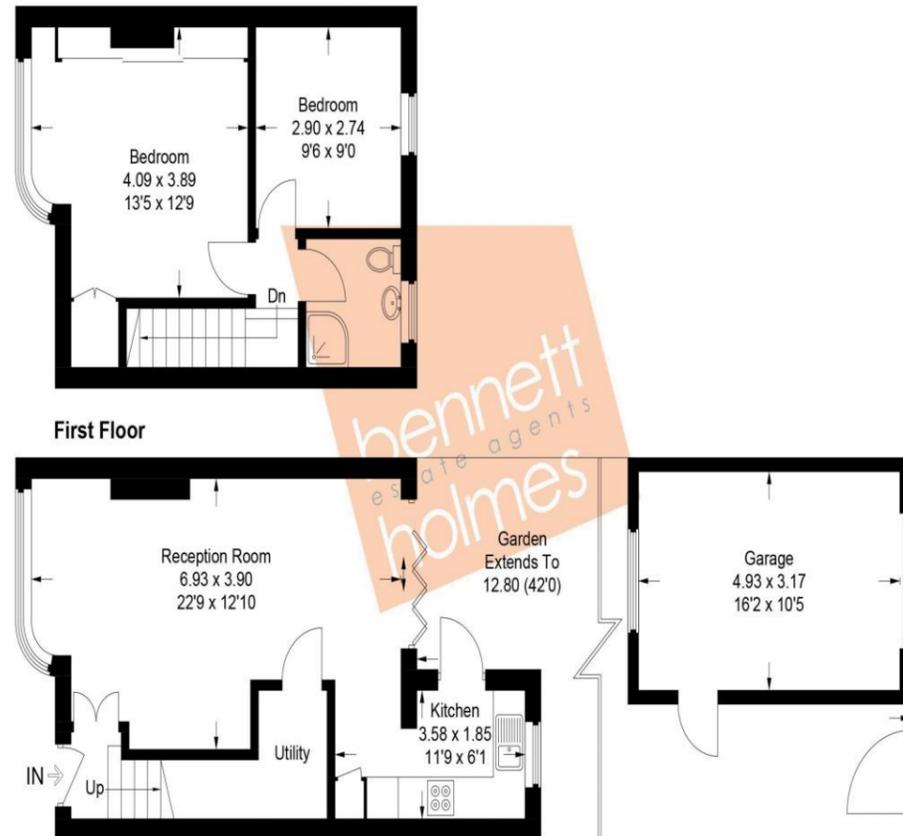


## Castle Road Northolt UB5 4SE

Price Guide: £480,000

### Castle Road

Approximate Gross Internal Area  
Ground Floor = 37.4 sq m / 403 sq ft  
First Floor = 32.5 sq m / 350 sq ft  
Garage = 15.6 sq m / 168 sq ft  
Total = 85.5 sq m / 921 sq ft



#### Ground Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.  
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Freehold  
London Borough of Ealing  
Council tax band D - £1,948.34  
EPC = D

#### NORTHOLT OFFICE

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[northolt@bennetholmes.com](mailto:northolt@bennetholmes.com)

**IMPORTANT** Bennett Holmes would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



Bennett Holmes are pleased to offer this well presented, extended, two bedroom, mid terraced property situated in a popular residential location in Northolt. The property is within 0.4 miles of Northolt's main shopping and transport facilities including the Central line tube station.

Also nearby are local schools, parks/ open spaces and the A40.

Other benefits include an extended modern kitchen, modern shower room, through lounge, utility room, rear garden and garage, off street parking, gas central heating and double glazed windows.



- TWO BEDROOMS
- MID TERRACE HOUSE
- EXTENDED
- MODERN KITCHEN
- MODERN SHOWER ROOM
- COMBINATION BOILER
- DOUBLE GLAZED WINDOWS
- OFF STREET PARKING
- GARAGE AT THE REAR

**Castle Road  
Northolt  
UB5 4SE**

**Price Guide: £480,000**



### Accommodation

The accommodation briefly comprises a front door opening to the entrance hallway leading into the double aspect through lounge with a door to the utility room, access to the kitchen and double glazed bi folding patio doors to the rear garden. The kitchen was extended in 2021 and is fitted with modern wall and base level units offering ample storage, a sink and drainer, an integrated four ring gas hob with an overhead extractor hood, an integrated electric oven and space for a fridge/ freezer. There is a modern wall mounted combination boiler. The kitchen has tiled splashbacks and a double glazed patio door to the rear garden.

Stairs lead to the first floor landing with access to the loft which is boarded and has a fixed pull down ladder and doors to two bedrooms. The master bedroom has mirror fronted fitted wardrobes. The modern shower room comprises a shower cubicle, WC and a vanity hand wash basin with fully tiled walls.

Outside the property is a rear garden which is laid to lawn with a patio area. There is a garage at the rear accessed via a gated service road. To the front is off street parking.

The property was extended in 2021 with a new kitchen, new shower room and a combination boiler installed. New roof was done in 2016.

