



Parkfields

Estates



Cookham Close , Southall, UB2 4PG

A RARE OPPORTUNITY TO ACQUIRE THIS MID TERRACED FAMILY HOME OF MODERN CONSTRUCTION. Accommodation includes; OPEN PLAN LOUNGE / DINER, KITCHEN, CLOAKROOM, THREE BEDROOMS AND FAMILY BATHROOM/WC. To the outside there are PRIVATE GARDENS AND OFF STREET PARKING to the front. Located in a QUIET NO THROUGH ROAD on the outskirts of SOUTHALL, yet with easy access to all amenities. Early viewings are highly recommended.

Local Authority: London Borough of Ealing
Council Tax Band: D

Asking Price £499,950

28 Cookham Close , Southall, UB2 4PG



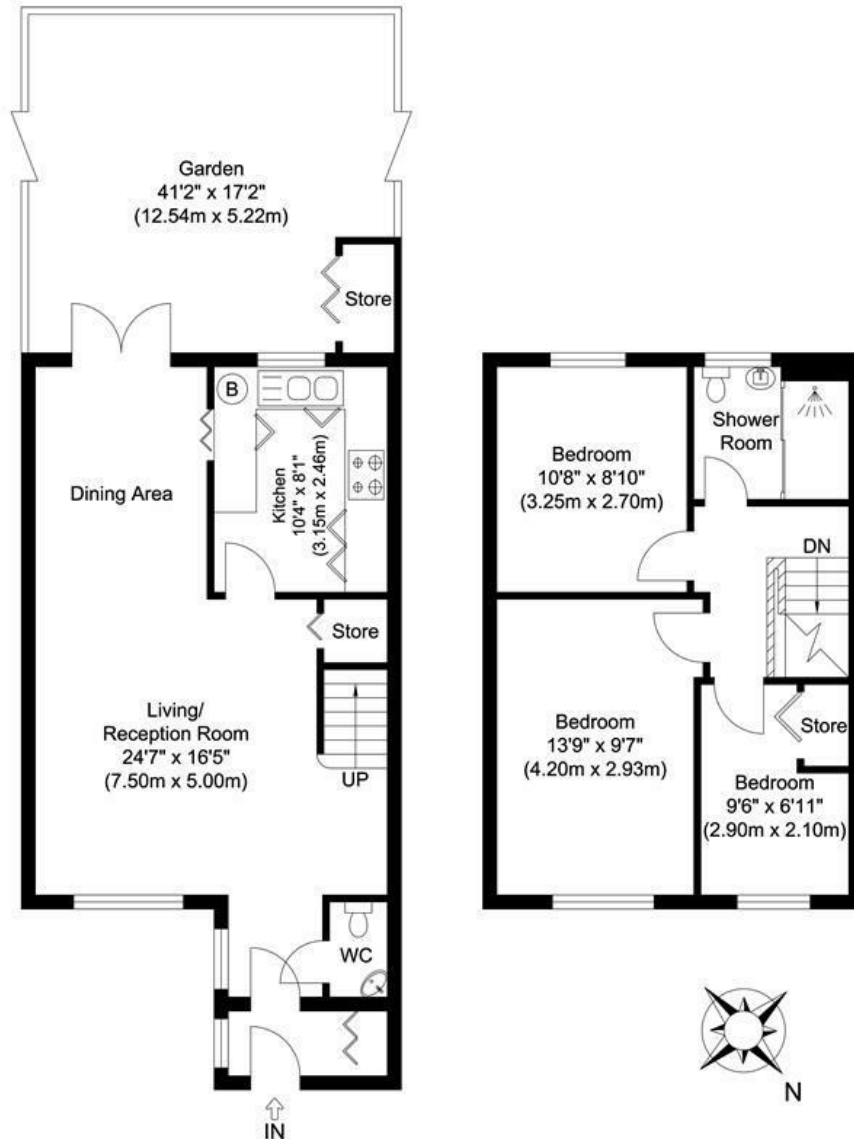
- MODERN TERRACED HOUSE
- OPEN PLAN LOUNGE/DINER
- BATHROOM/WC
- GOOD ORDER THROUGHOUT
- CUL-DE-SAC ROAD
- KITCHEN
- OFF STREET PARKING
- THREE BEDROOMS
- CLOAKROOM
- QUIET LOCATION



Directions



Floor Plan



Ground Floor
 Approximate Floor Area
 466.18 sq. ft.
 (43.31 sq. m)

First Floor
 Approximate Floor Area
 403.64 sq. ft.
 (37.50 sq. m)

Total Gross Internal Area
 869.83 sq. ft.
 (80.81 sq. m)

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Illustration for identification purposes only, measurements are approximate, not to scale.

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 of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		88
(81-91)	B		
(69-80)	C	70	
(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	