

**ALLDAY  
& MILLER**



Heath Road, Uxbridge, UB10 0SL  
£325,000

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**£325,000**

- Two Bedrooms
- Private Rear Garden
- Huge Loft Space
- Close to Highly Regarded Schools
- Street Parking - No Permits Needed
- First Floor Maisonette
- Sought After Location
- Good Condition
- 611 sq ft
- EPC Rating - C

## Description

This well-maintained home offers comfortable living space, ideal for first-time buyers, small families, or down sizers.

The property comprises a fitted kitchen, a bright and spacious reception/dining room, two well-proportioned bedrooms and a family bathroom.

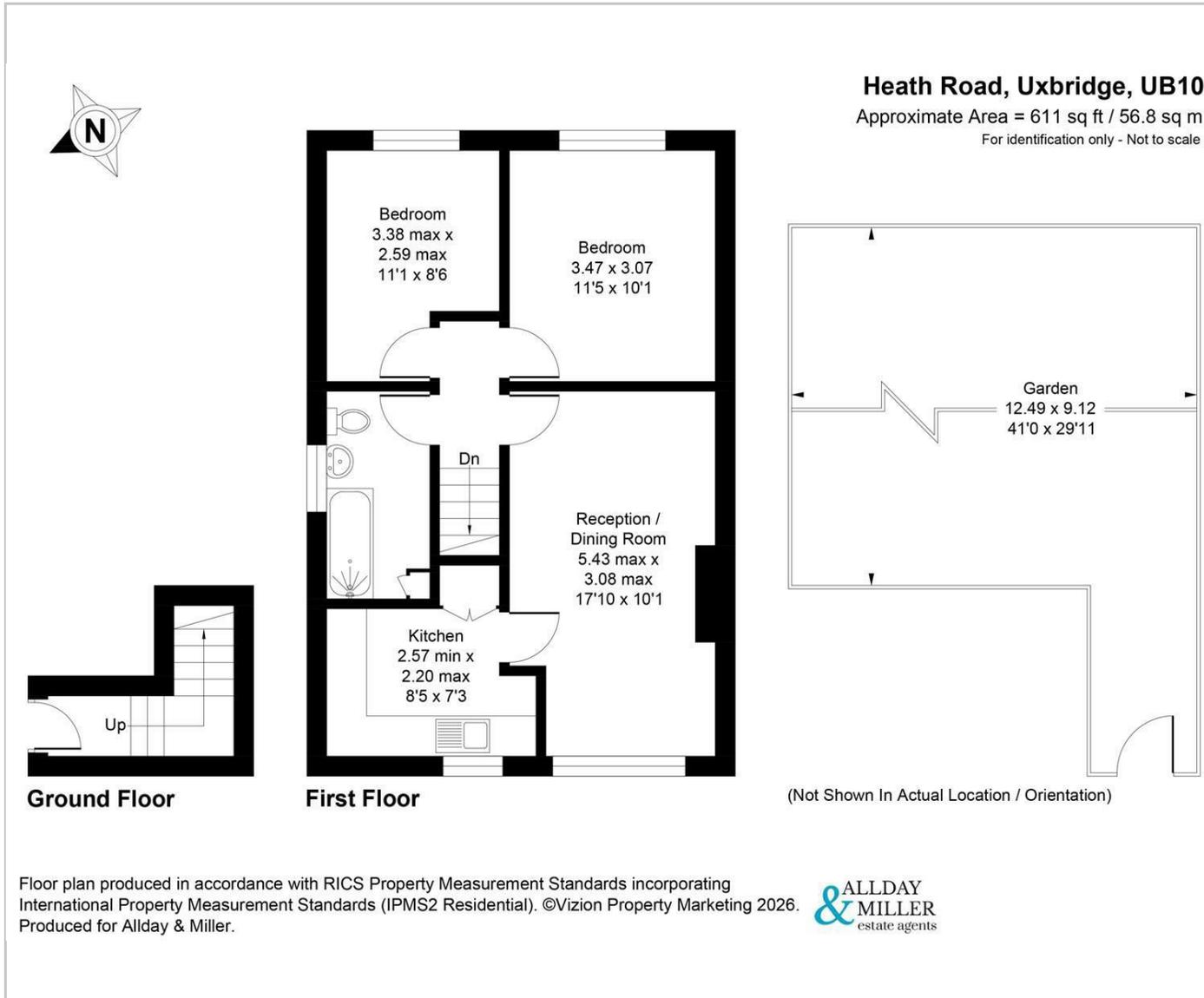
Externally, the property benefits from a private rear garden ideal for outdoor dining.

## Situation

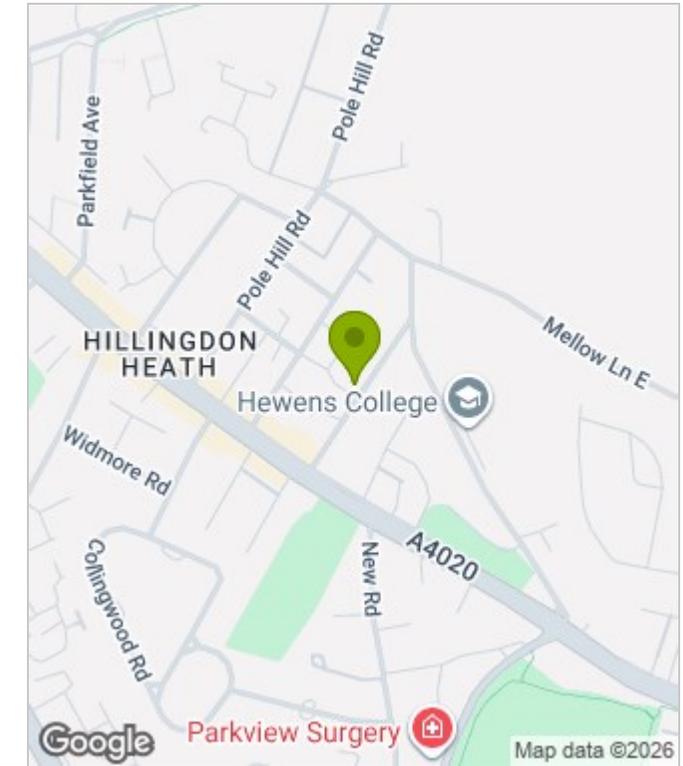
Heath Road located in the prime location close to a number of local amenities including Stockley Business Park, Hillingdon Hospital, Heathrow Airport, Brunel University. Uxbridge town centre just a short drive away with its variety of shops, restaurants, coffee shops, gyms and a cinema. Hayes and Harlington station being a 10 minute drive away with the Elizabeth line giving several links to Central London. Highly regarded schools including Hillingdon Primary School and Hewens College also close by.



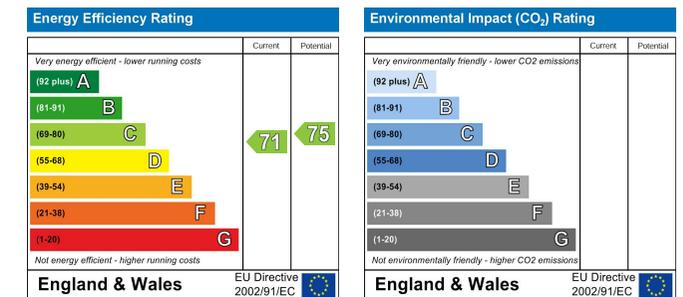
## Floor Plans



## Area Map



## Energy Performance Graph



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.

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