

Snowden Avenue

Hillingdon • Middlesex • UB10 0SD
Offers In Excess Of: £525,000



coopers
est 1986

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This generously proportioned three-bedroom house is offered to the market with no onward chain. The ground floor comprises a spacious 14ft living room, a 12ft dining room, a well-sized 10ft kitchen, a 7ft study, and a convenient downstairs W/C. Upstairs, the first floor features a 14ft main bedroom with an ensuite, a 13ft second bedroom, a 9ft third bedroom, and a family bathroom. The front of the property has been paved to provide off-street parking for multiple vehicles, while the rear boasts a private garden with a patio area and a lawn.

Three bedroom house

End terrace

No onward chain

Oak Farm location

Extended

14ft main bedroom with ensuite

Downstairs w/c

Study

Off street parking

Great 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.





Property

A spacious three bedroom house that has been extended to create an ideal family home. The ground floor features a 14ft living room, 12ft dining room, 10ft kitchen, 7ft study, and a downstairs w/c. To the first floor there is a 14ft main bedroom with ensuite, 13ft second bedroom, 9ft third bedroom and a family bathroom.

Location

Snowden Avenue is located on the ever popular Oak Farm offering access to a number of local amenities including local shops, Hillingdon's Metropolitan/Piccadilly line train station and a number of highly regarded schools including St Bernadettes, Oak Farm, Swakeleys school for girls and Bishopshalt senior school. The A40/ M40 with its links to London and the Home Counties are a short drive away along with Uxbridge town centre with its array of shops and restaurants.

Outside

The property features a paved front, providing off-street parking for multiple vehicles. At the rear, there is a garden with a patio extending across the back of the house, offering a great space for outdoor seating or dining. Beyond the patio, a lawned area adds greenery, creating a balanced outdoor space.



Schools:

St Bernadette Catholic Primary School 0.1 miles
Swakeleys School for Girls 0.2 miles
Oak Farm Infant School 0.3 miles



Train:

Hillingdon Station 0.9 miles
Uxbridge Station 1.4 miles
Ickenham Station 1.5 miles



Car:

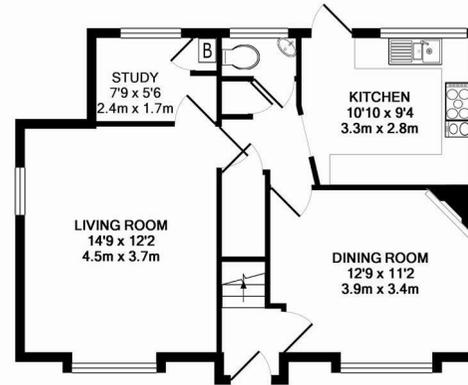
M4, A40, M25, M40



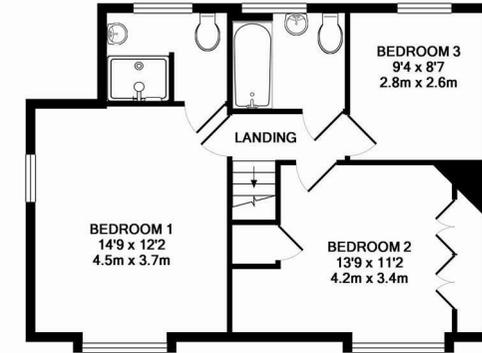
Council Tax Band:

D

(Distances are straight line measurements from centre of postcode)



GROUND FLOOR
APPROX. FLOOR
AREA 530 SQ.FT.
(49.2 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 535 SQ.FT.
(49.7 SQ.M.)

TOTAL APPROX. FLOOR AREA 1065 SQ.FT. (98.9 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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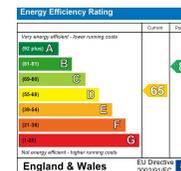
01895 230 103

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

hillingdon@coopersresidential.co.uk

CoopersResidential.co.uk

coopers
est 1986



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