

Brambles Farm Drive

Hillingdon • Middlesex • UB10 0DZ

Guide Price: £410,000



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A spacious two bedroom terrace house situated on a popular residential road in Hillingdon that is conveniently located for a variety of amenities. The ground floor comprises entrance hall, 14ft lounge/diner and 10ft kitchen. To the first floor there is a 11ft main bedroom, 10ft second bedroom and family bathroom. Outside there are well maintained gardens to both the front and rear.

Two bedroom house

Mid terraced

14ft living room

10ft kitchen

Ground floor W.C

11ft main bedroom

10ft second bedroom

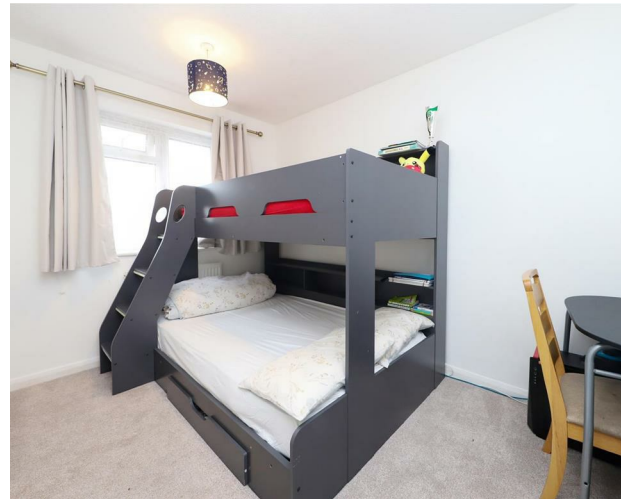
Bathroom

Rear garden

Convenient location

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

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Outside

The front of the property is mainly laid to lawn while the private rear garden has a generous patio area across the rear of the house that leads onto the lawned area.

Location

Situated just off the Uxbridge Road, close to Long Lane, Brambles Farm Drive is a popular cul-de-sac situated within easy reach of a number of highly regarded schools including Hillingdon Primary, St. Bernadettes, Bishopshalt and Swakeleys school for girls. Other amenities include local shops, Hillingdon's Metropolitan/Piccadilly line tube station, Hillingdon hospital and Brunel University. The A40/ M40 and M4 with its links to London and the Home Counties are a short drive away along with Uxbridge Town centre and its multitude of shopping facilities.



Schools:

Hillingdon Primary 0.1 miles
Bishopshalt Senior School 0.3 miles
Swakeleys School for girls 0.5 miles



Train:

Uxbridge Station 1.5 miles
Hillingdon Station 1.5 miles
West Drayton Station 1.7 miles



Car:

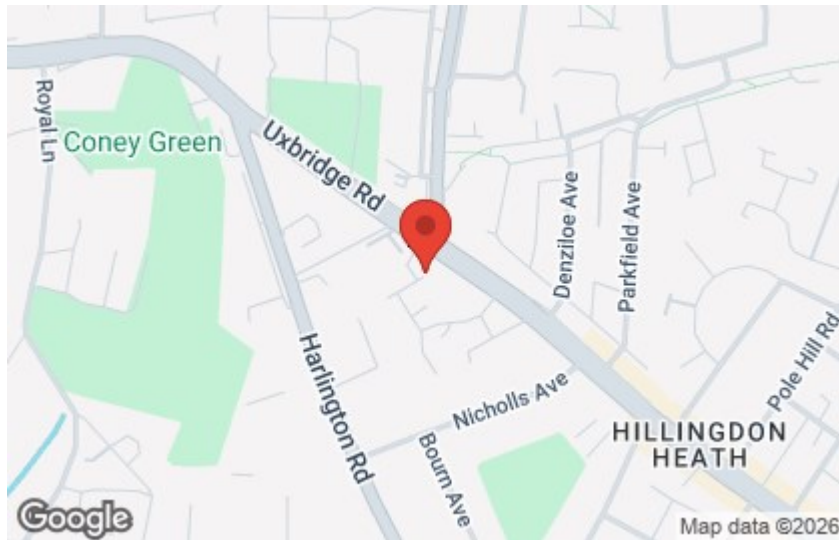
M4, A40, M25, M40



Council Tax Band:

C

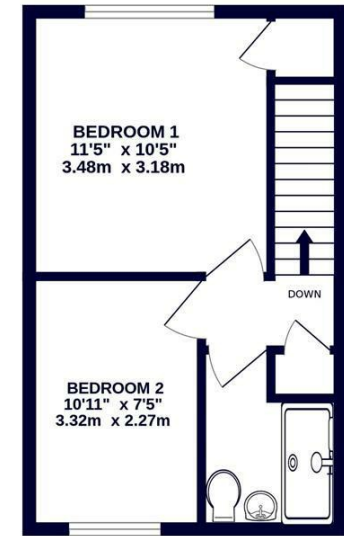
(Distances are straight line measurements from centre of postcode)



GROUND FLOOR
303 sq.ft. (28.2 sq.m.) approx.



1ST FLOOR
300 sq.ft. (27.9 sq.m.) approx.



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TOTAL FLOOR AREA : 603 sq.ft. (56.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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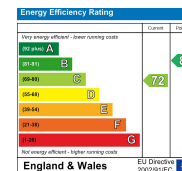
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