

Heath House, Milton Road

Ickenham • Middlesex • UB10 8NU

Guide Price: £295,000



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A fantastic and beautifully presented one bedroom ground floor apartment set within the sought after Heath House on Milton Road.

A great location, close to Ickenham High Street shops, transport and amenities. A popular location provide a perfect package for a first homebuyer or downsizer. The property also benefits from allocated parking and a communal garden.

One bedroom

Ground floor

Good lease

Excellent condition

Allocated Parking

Communal garden

Walking distance to tube lines

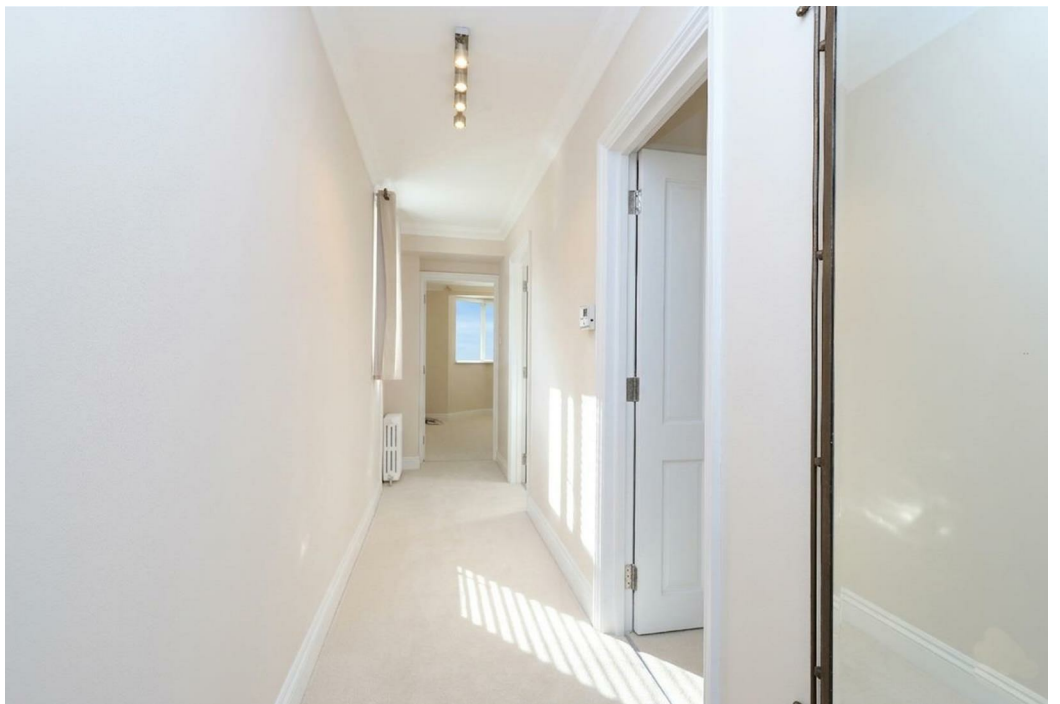
Quiet Location

Close to local amenities

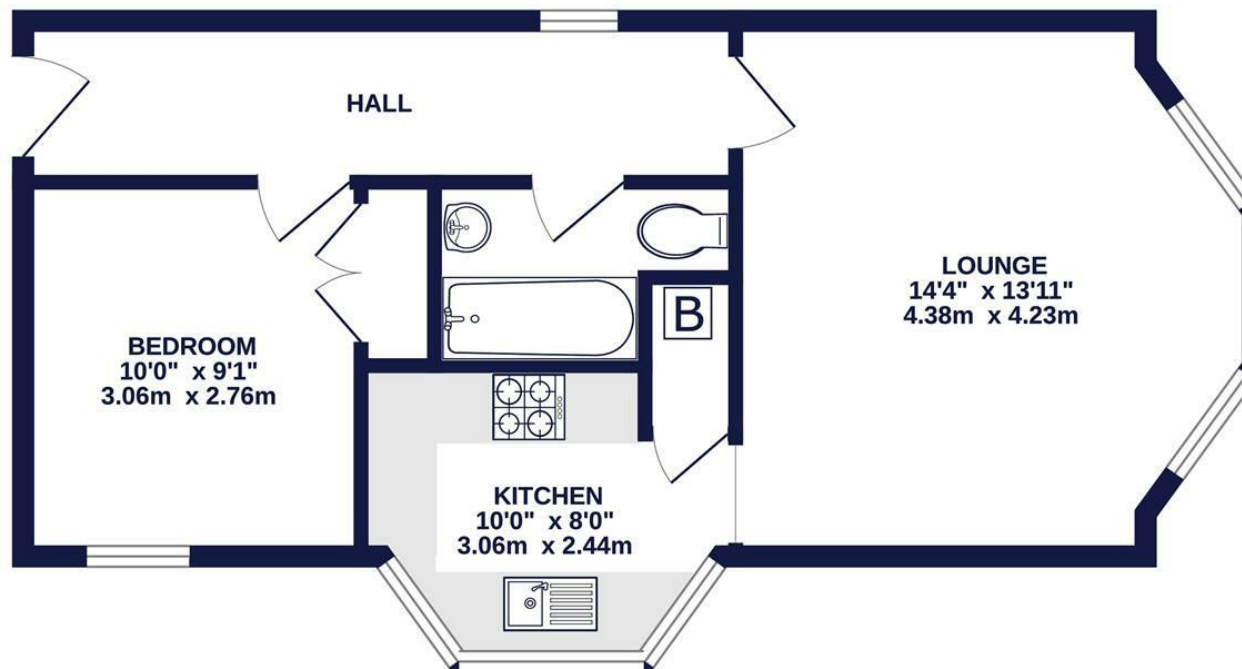
Sought after Road in Ickenham

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.





GROUND FLOOR
476 sq.ft. (44.2 sq.m.) approx.



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TOTAL FLOOR AREA : 476 sq.ft. (44.2 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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CoopersResidential.co.uk

Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Target
95-100 A		
81-94 B		
69-80 C		
55-68 D		
49-54 E		
41-48 F		
35-40 G		
Below 35 Not energy efficient - higher running costs		
England & Wales EPC Standard 2020/11/10		

Important Notice: 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 or representation of fact, but must satisfy themselves by inspection or otherwise has the authority to make or give any representation or warranty in respect of the property.