Fairlight Drive

Uxbridge • Middlesex • UB8 1XP

Guide Price: £325,000



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A well maintained one bedroom freehold house situated on a small modern development in the sought after north side of Uxbridge. The property would make an ideal first time buy or as an investment property to let out Noteworthy features include an allocated parking space and a private courtyard garden.

The property features a large double bedroom with built-in wardrobes, a spacious lounge leading to a fully fitted kitchen with appliances, and a modern bathroom with an over-bath shower. Additional benefits include double glazing, ample storage, gas central heating, and residential parking.

Semi-detached house

Freehold

One double bedroom with wardrobes

Living room with access to garden

Fitted kitchen

Large family bathroom

Private courtyard garden

Allocated parking directly next to house

Sought after location

Uxbridge Station just moments away

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.













Location
Fairlight Drive is a small peaceful development situated on the north side of Uxbridge, just moments from the High Street and offers a lifestyle of ultimate ease and convenience. Uxbridge town centre has two shopping mall's, numerous restaurants such as Nando's and Wagamama, cocktail bars and for the commuter, Uxbridge Tube Station offers Metropolitan and Piccadilly line services into Central London. Other amenities close by include Brunel University, Hillingdon Leisure centre, Hillingdon Hospital and Stockley Business Park.

Property
A one bedroom freehold house on a small development. The accommodation comprises an entrance hall, 16ft living room with doors on to the secluded garden, spacious kitchen, landing, double bedroom with wardrobes and family bathroom.

Outside
The property has a private paved courtyard garden accessed from the living room. There is an allocated parking space for one car and there are visitor parking spaces on the development.

Schools:

Hermitage Primary School 0.4 miles
St Mary's Catholic Primary School 0.6 miles
John Locke Academy 0.8 miles

Train:

Uxbridge 0.5 miles
Hillingdon 1.3 miles
Ickenham 1.7 miles

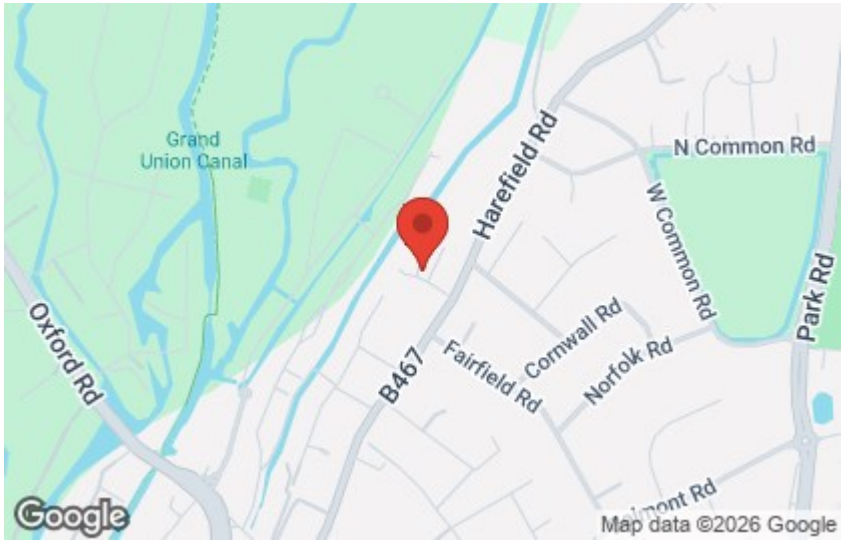
Car:

M4, A40, M25, M40

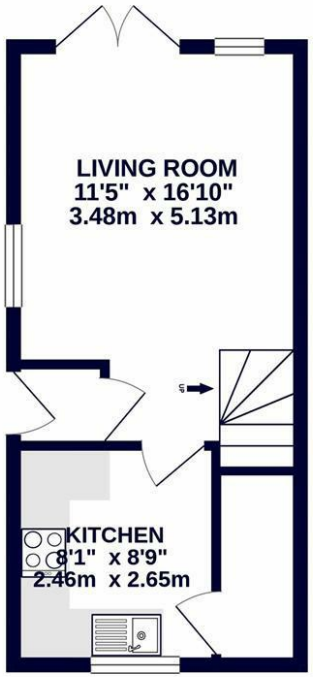
Council Tax Band:

C

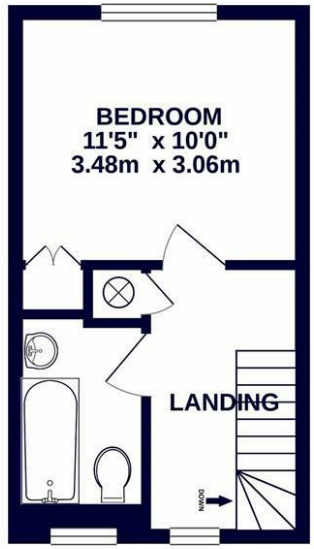
(Distances are straight line measurements from centre of postcode)



GROUND FLOOR
281 sq.ft. (26.1 sq.m.) approx.



1ST FLOOR
233 sq.ft. (21.6 sq.m.) approx.



TOTAL FLOOR AREA : 513 sq.ft. (47.7 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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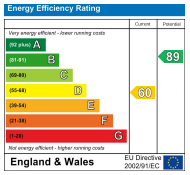
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01895 257 566

1 Vine Street, Uxbridge, Middlesex, UB8 1QE

us@coopersresidential.co.uk

CoopersResidential.co.uk



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