



PRONTO
PROPERTY GROUP

Property Particulars



5 The Greenway, Uxbridge, Offers In Excess of Greater London UB8 2PH £825,000

For sale: a substantial 3/4. bedroom detached house in Uxbridge offering over 3,800 sq ft of versatile living space, arranged over the main floors and an expansive lower ground floor.

The main level provides three reception rooms, including a well proportioned living room with large windows, a further sitting or dining room, and a comfortable family room, giving flexible options for entertaining or day to day use. A fitted kitchen provides generous worktop and cupboard space. Décor is generally neutral, allowing a new owner to update or personalise to their own style.

The lower ground floor is a notable feature, providing four additional reception rooms together with a fitted shower room. This level offers considerable flexibility for use as games rooms, hobby spaces, home office suites or similar, subject to individual requirements.

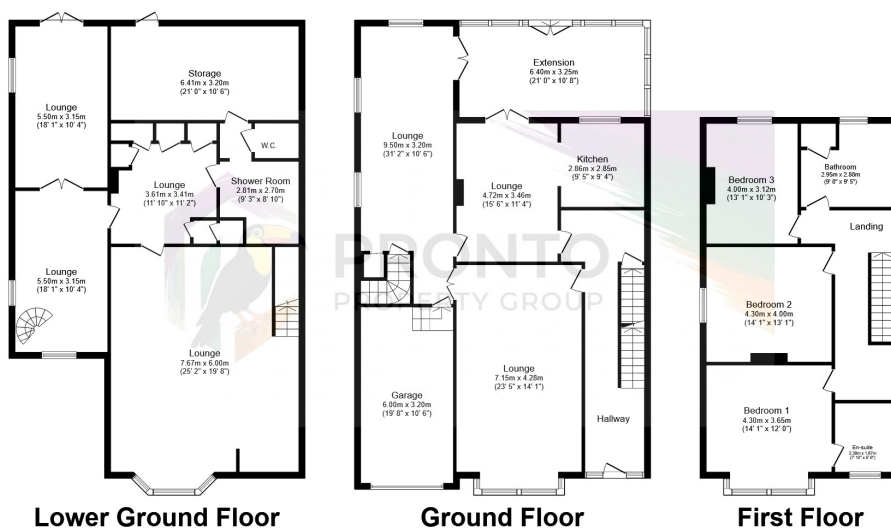
The upper floor offers 3 good sized bedrooms along with a fitted bathroom and additional en-suite.

Externally, the property includes off street parking and an attached garage, with a sizeable rear garden offering lawn and seating areas and good scope for further landscaping.

Situated in a residential area of Uxbridge, the house is well placed for Uxbridge town centre with its cafés, restaurants, supermarkets and high street retailers at The Chimes and The Pavilion. Uxbridge Underground station (Metropolitan and Piccadilly lines) provides services to Baker Street in about 35 minutes and into central London beyond. The A40/M40 is close by for road connections. Local schooling, including primary and secondary options and Brunel University, can be found within the wider area, together with parks and green spaces for recreation.



- **Over 3,800 sq ft accommodation**
- **Garage**
- **3/4 bedroom detached**
- **Large Garden**
- **Development Potential**
- **Prime Location**



Total floor area 361.8 sq.m. (3,894 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by propertybox.io

Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C		
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		



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