

73 The Green

West Drayton • • UB7 7PW
Offers In Excess Of: £350,000



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Set within a stunning Grade II listed residence, this elegant apartment effortlessly blends period charm with modern comfort. The property boasts generous proportions, high ceilings and large sash windows that flood the rooms with natural light, alongside beautiful original features including a character fireplace and decorative detailing. The accommodation is well presented throughout, offering a spacious reception room, a well-appointed kitchen, contemporary bathroom and well-sized bedrooms, all finished in a tasteful, neutral décor.

Surrounded by attractive communal grounds, this unique home combines historic character with practical living in a truly special setting.

Set within an impressive Grade II listed residence

First floor apartment

Two double bedrooms

Well-appointed fitted kitchen with ample storage

Elegant reception room with feature fireplace

Recently restored sash windows with 5 year guarantee

Spacious principal bedroom with attractive outlook

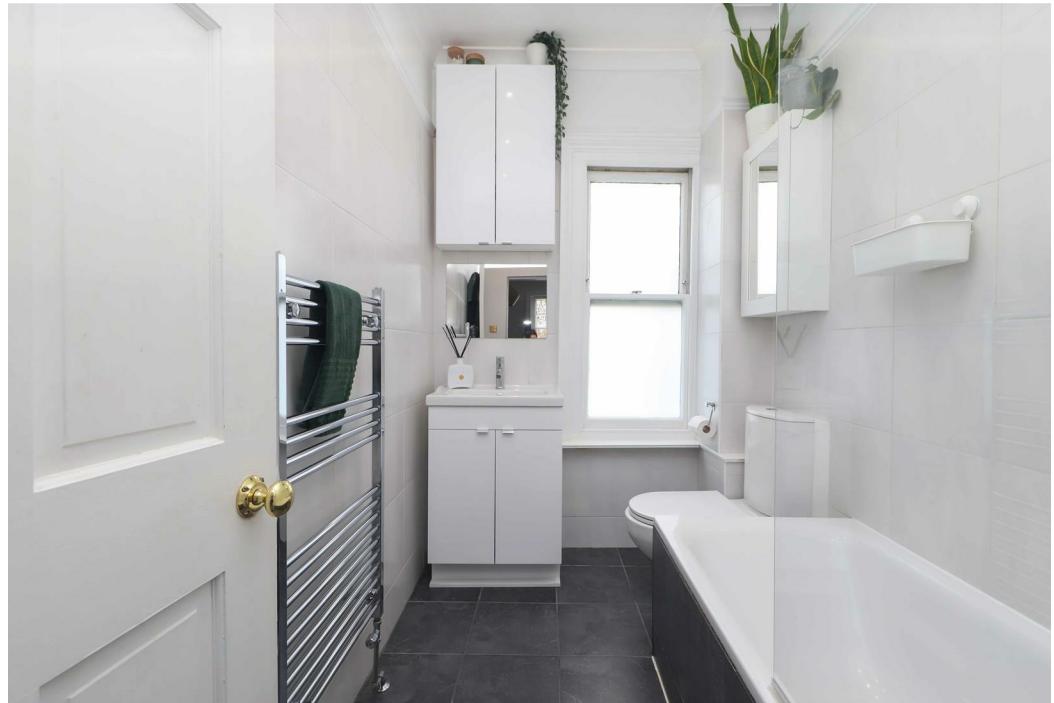
New central heating system

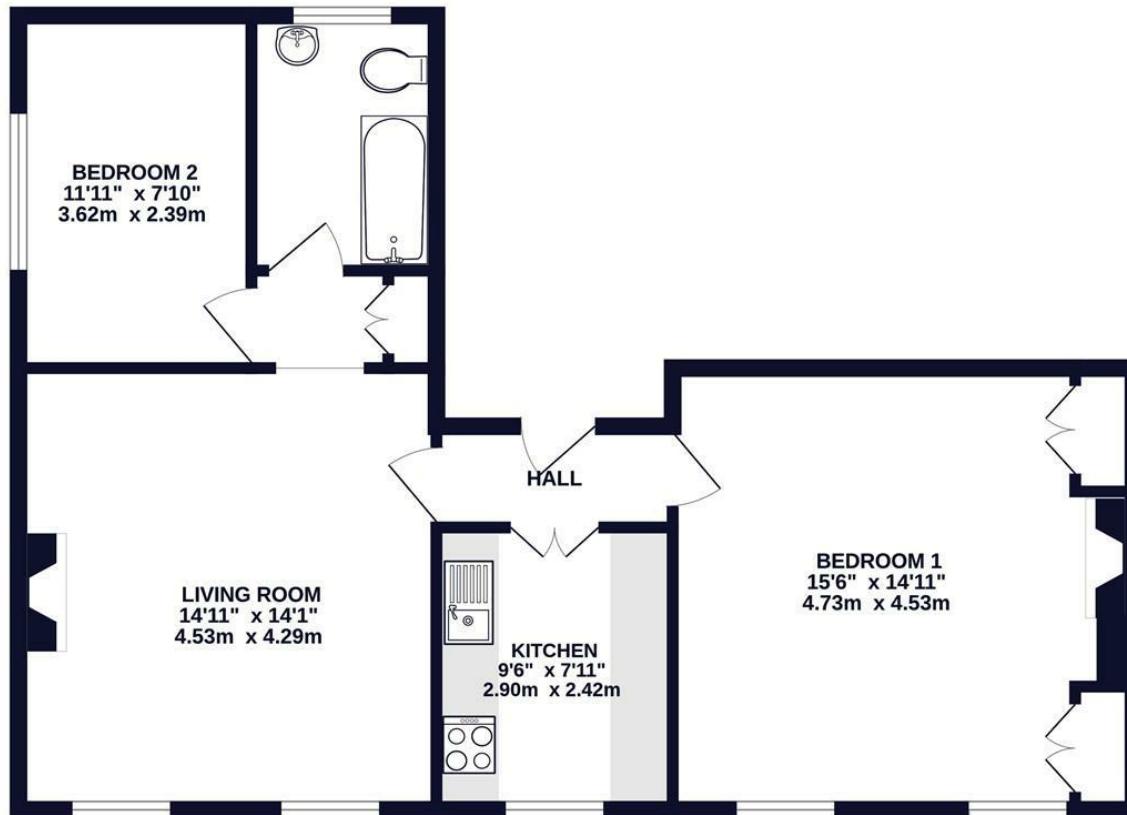
Beautifully presented with generous room proportions

A unique blend of historic charm and modern living

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.







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TOTAL FLOOR AREA : 697 sq.ft. (64.8 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 fixtures shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating	
	Current
Very energy efficient - lower running costs	
2014/15 A	A
2014/15 B	B
2014/15 C	C
2014/15 D	D
2014/15 E	E
2014/15 F	F
2014/15 G	G
More energy efficient - higher running costs	
EU Directive 2002/91/EC	76

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.