

# Newtown Road

Uxbridge • • UB9 4BD

Guide Price: £465,000



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This beautifully renovated two bedroom, end of terrace home, offers a bright and contemporary living space arranged over two floors. The ground floor features a spacious open-plan living/dining area, a modern fitted kitchen with integrated appliances and skylight with direct access to a well-maintained private garden complete with a patio, perfect for outdoor entertaining. Upstairs, you'll find two well-proportioned bedrooms and a stylish four piece family bathroom. Located in a desirable residential road and with the fantastic benefit of permitted planning permission for a loft conversion, this presents excellent potential to expand for a growing family.

No chain

Newly renovated & extended

End of terrace residence

Two spacious bedrooms

664 sq.ft

Four piece family bathroom & W.C

Stunning garden with patio area

Driveway for one car

Sought after residential road

Approved planning permission for a loft conversion

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.

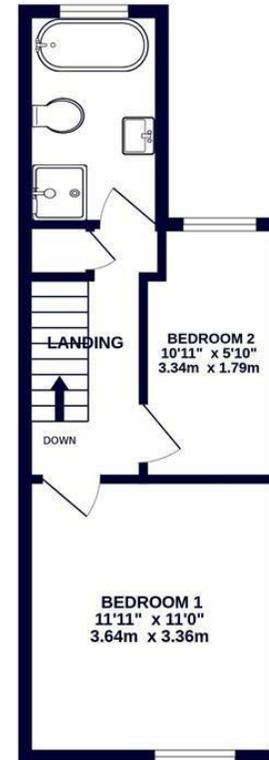




GROUND FLOOR  
357 sq.ft. (33.2 sq.m.) approx.



1ST FLOOR  
307 sq.ft. (28.5 sq.m.) approx.



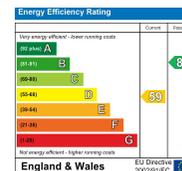
TOTAL FLOOR AREA: 664 sq.ft. (61.7 sq.m.) approx.

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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1 Tavistock Road, West Drayton,  
Middlesex, UB7 7QT  
westdrayton@coopersresidential.co.uk

CoopersResidential.co.uk



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