

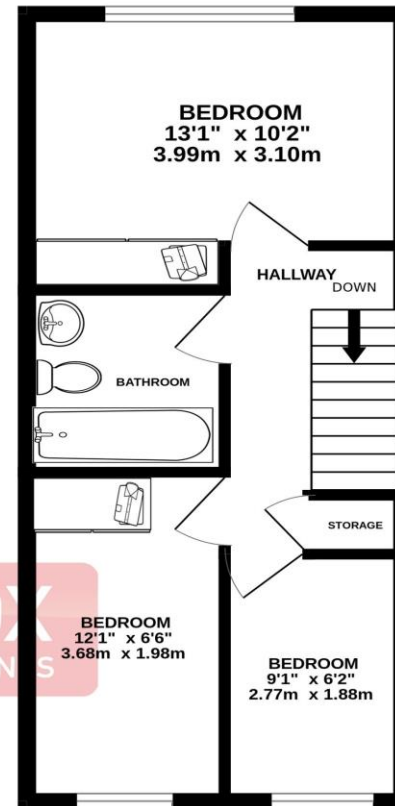
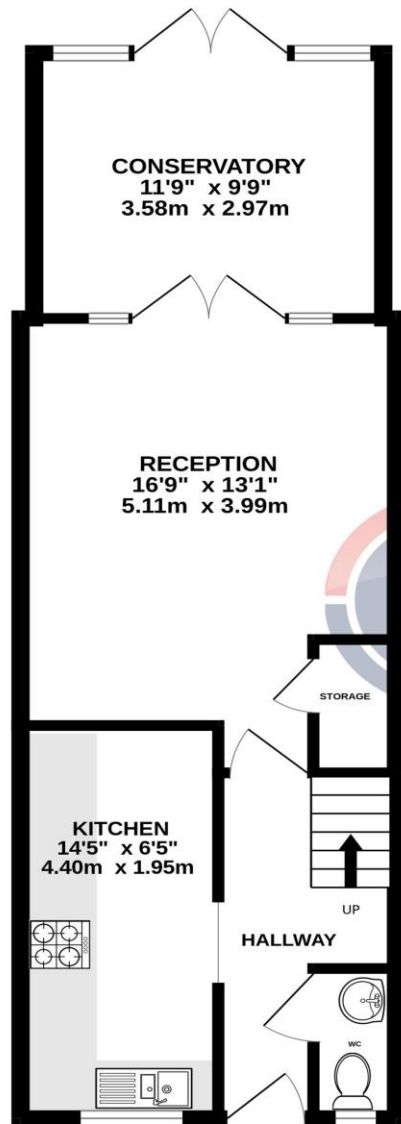
# the floorplan...



0208 578 1004  
brian-cox.co.uk

GROUND FLOOR  
466 sq.ft. (43.3 sq.m.) approx.

1ST FLOOR  
350 sq.ft. (32.6 sq.m.) approx.



TOTAL FLOOR AREA : 816 sq.ft. (75.8 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 appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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THREE BEDROOM - END OF TERRACE HOUSE - PRIVATE REAR GARDEN - OFF STREET PARKING - CHAIN FREE. Brian Cox and Company are delighted to bring to the market this three bedroom end of terrace family home in Greenford. The property briefly comprises an entrance hall, a spacious reception room, fitted kitchen, three bedrooms, a family bathroom and downstairs w/c. Further benefits include, off street parking, private rear garden, double glazing, gas central heating and is being offered with no onward chain. Call now to arrange your chance to view and avoid disappointment!!



## more details from...

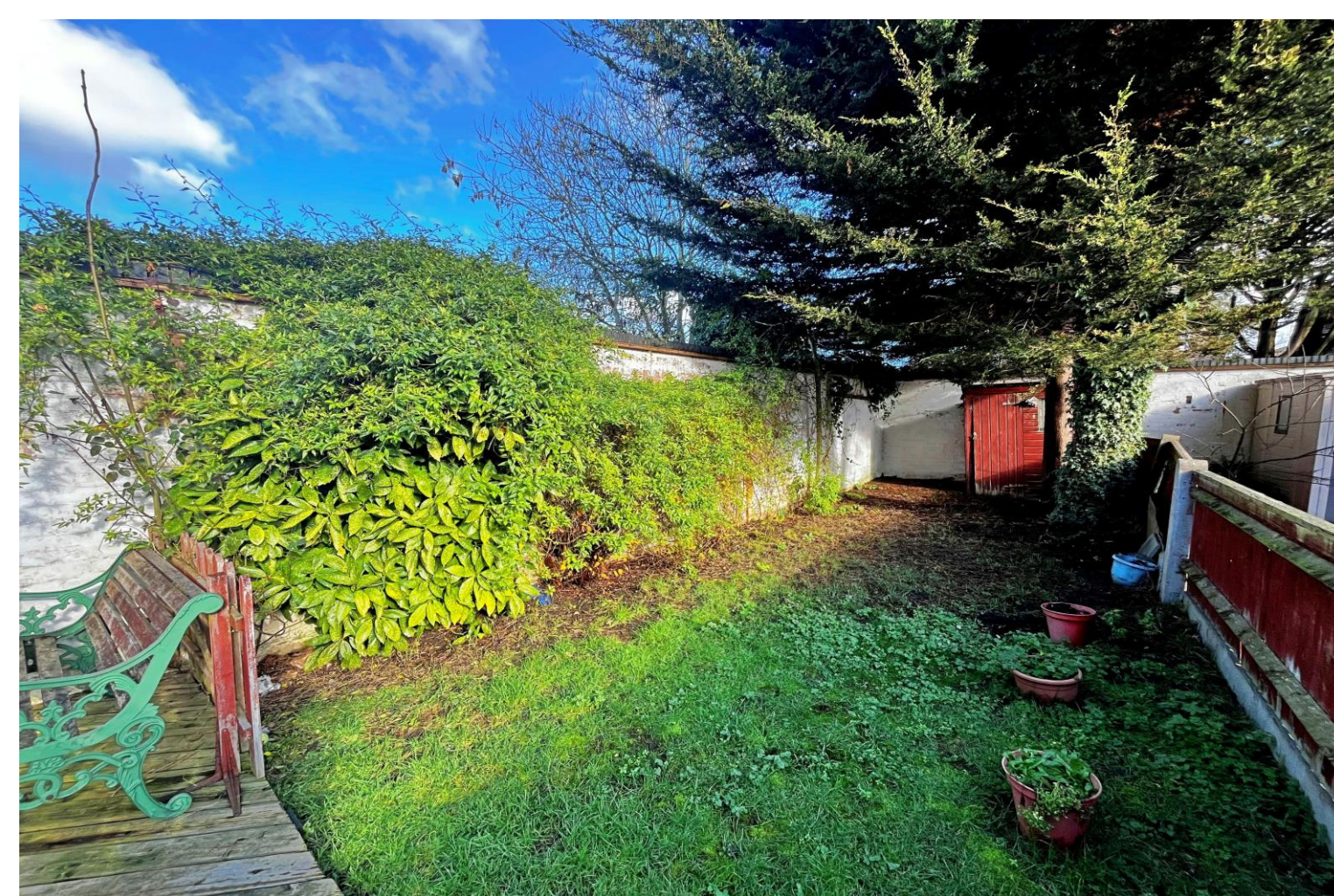
call: **Brian Cox Greenford: 0208 578 1004**  
email: [emma.gerald@brian-cox.co.uk](mailto:emma.gerald@brian-cox.co.uk)  
web: [www.brian-cox.co.uk](http://www.brian-cox.co.uk)



Offers in the Region Of  
**£525,000**

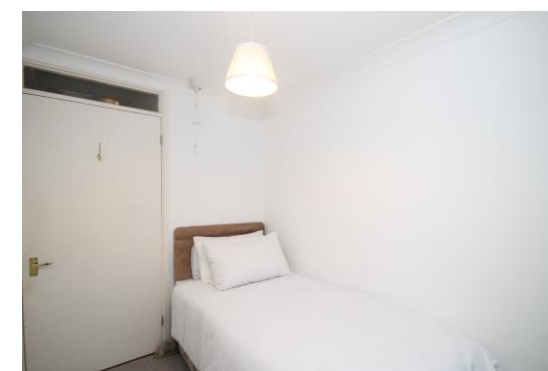
Costons Lane, Greenford UB6 8SL

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.



## in brief...

- Three Bedroom
- End of Terrace
- Chain Free
- Private Rear Garden
- Off Steet Parking
- Double Glazed / Gas Central Heating



## the location...

### nearest stations ...

South Greenford (0.6 miles)  
Castle Bar Park (0.8 miles)  
Greenford (0.9 miles)

Greenford is a large suburb in the London Borough of Ealing in West London, UK. It was an ancient parish in the historic county of Middlesex. It is 11 miles (18 km) from Charing Cross in Central London.

There are several local primary schools in the area which include The Edward Betham Church of England Primary School, Coston Primary School, Stanhope Primary School and Oldfield Primary School.

If you have older children there are also local secondary schools nearby some of these include The Cardinal Wiseman Catholic School, Brentside High School and William Perkin Church of England High School.