LAKIN & CO

3 Bedroom House - Terraced | 1 Bathroom | 1 Reception

Braybourne Close, Uxbridge UB8 1UJ

Guide Price £522,500









- Three Bedrooms
- Well Presented Throughout
- Residents Parking
- Walking Distance To Transport Links
- Double Glazing & Gas Central Heating
- Terrace
- Walking Distance To Uxbridge Town Centre
- Great Location
- Scenic Views
- EPC Rating C

59, Swakeleys Road Ickenham, UB10 8DG | 01895 544 555
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A beautifully presented THREE bedroom terraced house set on a quiet residential road within walking distance of Uxbridge Town Centre.

The property briefly comprises; entrance hallway with doors leading into a modern fitted kitchen with dining area, study and W.C. To the first floor there are three well proportioned bedrooms and modern fitted family bathroom. To the lower floor is a large reception room with French doors leading out onto a beautiful award-winning landscaped garden which has patio area. To the front there is ample residential parking. This large airy home would be ideal for first time buyers or someone downsizing.

The property is situated on Braybourne Close in Uxbridge Town Centre which offers a variety of restaurants, coffee shops, supermarkets and has two shopping centers. It also houses the Metropolitan/Piccadilly Lines and is a short drive away from Hillingdon Leisure Centre and Uxbridge Common are also close by along with popular local primary and secondary schools.

Tenure: Freehold
Local Authority: London Borough Of Hillingdon
Council Tax Band: E

Internet Speed: Download - (up to) 1000 Mbps Upload - (up to) 100 Mbps

Mobile Coverage (Indoor):

EE - Good outdoor
Three - Good outdoor
O2 - Good outdoor
Vodafone - Good outdoor

*Please note all dimensions and descriptions are to be used as a guide only by any prospective buyer and do not constitute representations of fact or form part of any offer or contract. Internet Speed and Mobile Coverage figures are based on estimates provided by Ofcom at https://checker.ofcom.org.uk/







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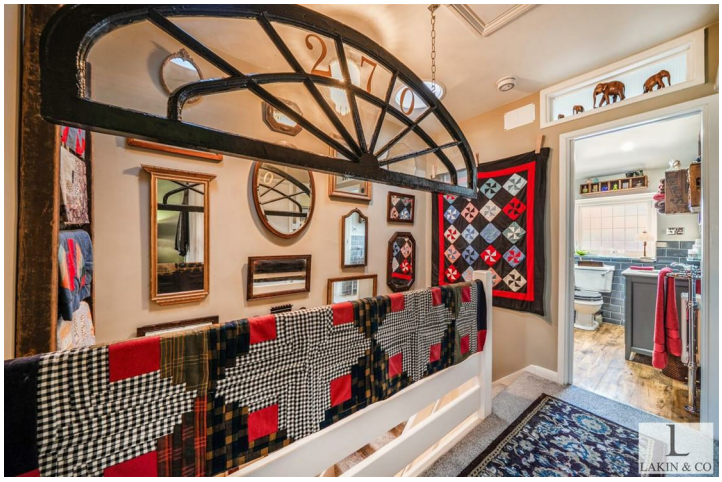


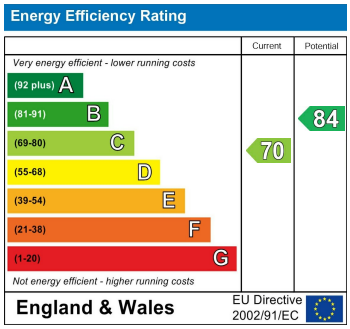
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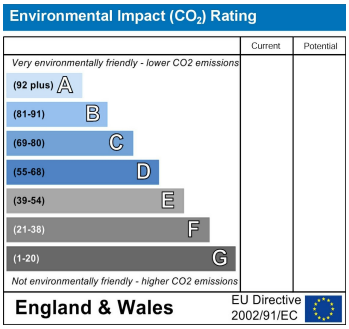
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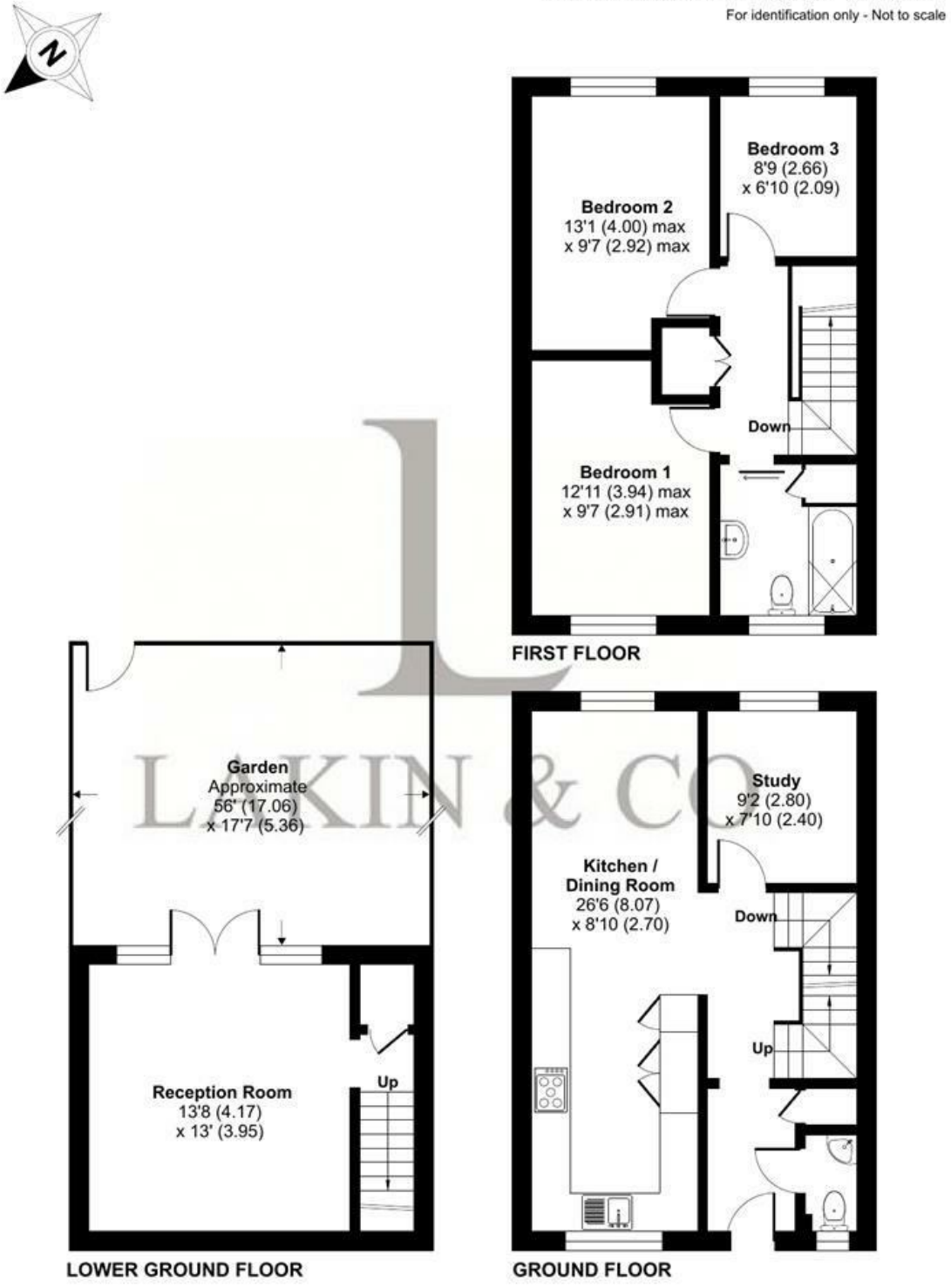
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Braybourne Close, Uxbridge, UB8

Approximate Area = 1118 sq ft / 103.8 sq m

For identification only - Not to scale



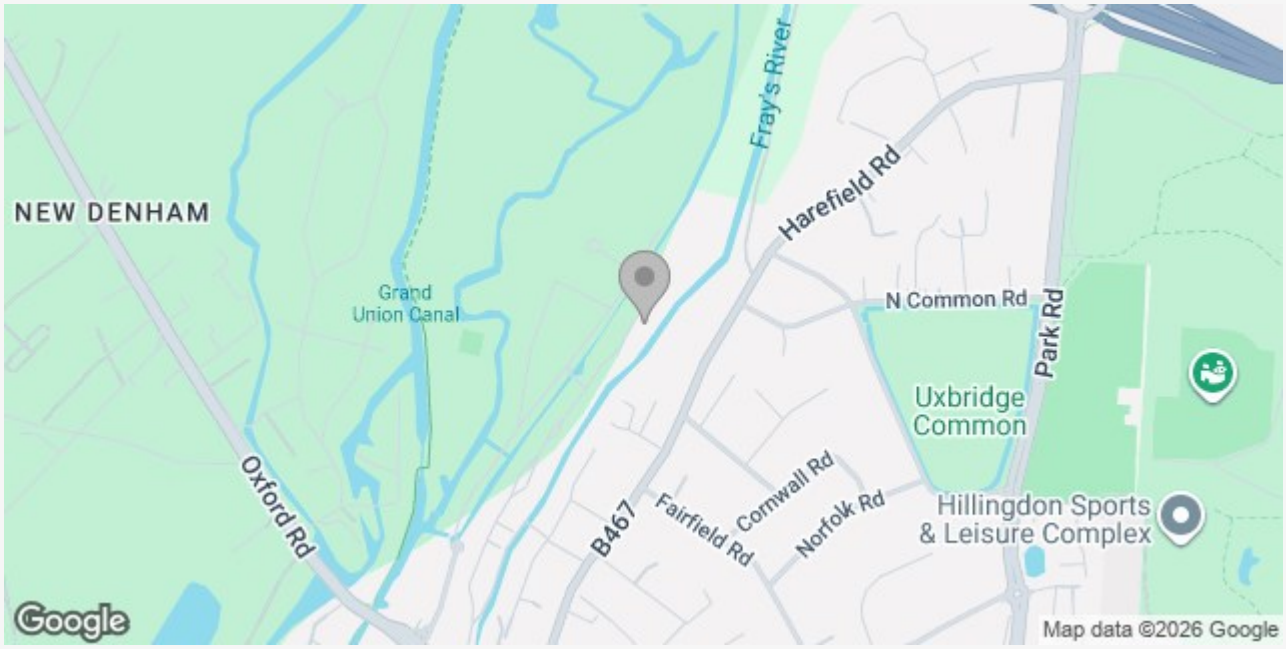
Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Lakin & Co. REF:1416599

These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas,measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

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rightmove Zoopla.co.uk PrimeLocation.com homes24.co.uk Homes & Property

LAKIN & CO – YOUR LOCAL ESTATE AGENT

We are an independent Estate Agent, providing residential sales, lettings, property management, block management and financial services primarily throughout Uxbridge, Hillingdon, Ickenham and Ruislip areas.

Dealing with thousands of landlords, tenants, vendors and buyers throughout our core areas, we are renowned for providing a dedicated and attentive service to all of our clients. Our excellent reviews, ratings and membership to the Association of Residential Lettings (ARLA) and The Property Ombudsman (TPO) is testimony to our excellent service.

We take great pride in being known for our honesty and consistent hard work, so whether you are selling or letting your property or looking to find your ideal home please contact us now and let us assist you further.

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