



Kings Road, West Drayton, UB7 9EF

- Three bedrooms
- Off street parking
- Modern interiors
- Ground floor WC
- Smart home features
- Semi detached home
- No upper chain
- Gardens to the side and rear
- Contemporary conservatory
- Convenient location

Guide Price £510,000

Description

Attractively presented, this semi-detached home boasts ample and well-maintained living accommodation.

Accommodation

The property offers accommodation briefly comprising: Entrance hall with built in storage cupboard, stairs to the first floor and ground floor WC. The spacious reception room opens into the conservatory that overlooks and opens onto the rear garden. There is a modern fitted kitchen with ample storage units and drawers and integrated appliances, the work surfaces have an inset hob with extractor hood above and electric oven below.

To the first floor there are three bedrooms and the modern family bathroom.

Outside

There is a generous garden to the rear of the property.

A private driveway to the side of the property provides ample off street parking.

Situation

West Drayton offers excellent transport links. The area benefits from quick access to central London, with journeys to Bond Street from West Drayton taking just 30 minutes. Additionally, Heathrow Airport is just a short drive away, making international travel easily accessible. With good local bus services and road connections, including the M4 and M25, West Drayton offers exceptional transportation options for residents. Combined with local amenities such as shops, schools, and green spaces

Terms and notification of sale

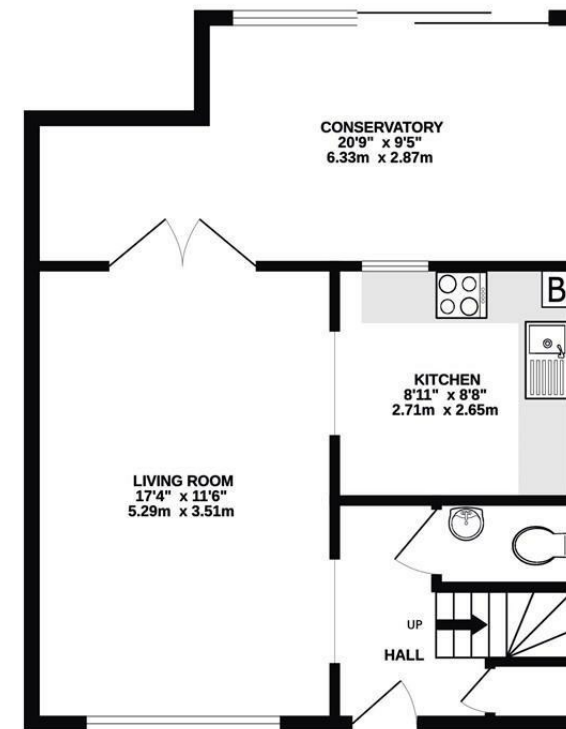
Tenure: Freehold

Local authority: London Borough Of Hillingdon

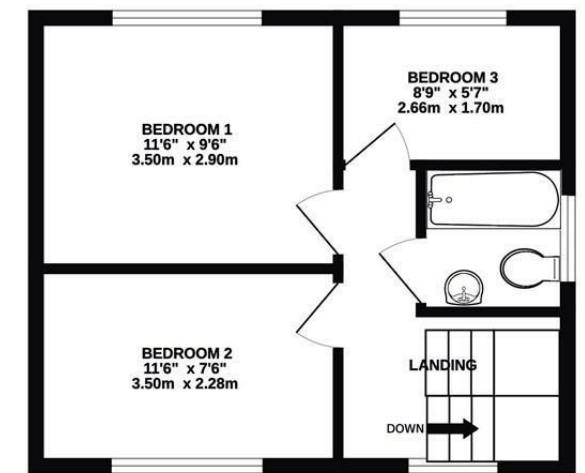
Council Tax Band: D

Current EPC Rating: C

GROUND FLOOR
531 sq.ft. (49.4 sq.m.) approx.



1ST FLOOR
343 sq.ft. (31.9 sq.m.) approx.



TOTAL FLOOR AREA : 875 sq.ft. (81.3 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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IMPORTANT NOTICE

These particulars have been prepared upon information supplied by the Vendor and should be verified by your surveyors and solicitors. We have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details service charge and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts