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Tilehouse Way, Uxbridge, UB9 5JB
£585,000





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- Three Bedrooms
- 27ft Large Garage Via Own Driveway
- No Chain
- Great Transport Links To London
- Semi Detached
- Large Driveway Offering Ample Parking
- Large Rear Garden
- Good School Catchments

Description

The property comprises an entrance hall leading to a front reception room, separate dining room and kitchen. To the rear is a conservatory, providing additional living space, together with a ground floor WC.

The first floor offers three bedrooms and a family bathroom.

Externally, the property benefits from a front driveway providing off-street parking, along with a well-maintained rear garden offering a good amount of outdoor space. There is also a garage to the front.

Situation

The village of Denham is located in a convenient setting, close to Uxbridge and Gerrards Cross, and nestled in the beautiful countryside surrounds of the Colne Valley Regional Park. The village has several pubs, a village hall and an infant school, and is positioned close to the superb Buckinghamshire Golf Club and Denham Golf Club. There are plenty of walking, cycling and riding routes in the local area, with plenty of stunning countryside to explore and enjoy. Local amenities are close-at-hand in either Uxbridge or Gerrards Cross. Transport links from Denham are excellent, with the A40 nearby and the M40 within easy reach, while London Marylebone is just a 22-minute train ride from Denham mainline station.



Tilehouse Way
Approximate Area = 1441 sq ft / 133.9 sq m
(Including Garage)
For identification only - Not to scale

Ground Floor

North arrow pointing towards the top-left corner.

Overall dimensions: 16.52 x 9.58 (54'2" x 31'5")

Garage: 8.34 max x 3.13 min (27'4" x 10'3")

Kitchen: 3.07 max x 3.00 max (10'1" x 9'10")

Dining Room: 3.07 max x 3.06 max (10'1" x 10'0")

Reception Room: 4.60 max x 4.06 max (15'1" x 13'4")

Conservatory: 4.53 x 2.87 (14'10" x 9'5")

Stairs: Up

Overall dimensions: 12.44 x 9.58 (40'10" x 31'5")

First Floor

Legend: [Dashed line] = Reduced headroom below 1.5m / 5'0"

Bedroom: 3.41 min x 3.09 max (11'2" x 10'2")

Bedroom: 4.01 max x 3.55 max (13'2" x 11'8")

Bedroom: 2.67 x 2.61 (8'9" x 8'7")

Stairs: Dn

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©Vizion Property Marketing 2026. Produced for Allday & Miller.

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A map of the Denham area in London. A green location pin is placed on Nightingale Way. To the north is Denham Woodlands Nursery, marked with a school icon. To the south is the Windrush Clinic Of Chinese Medicine, marked with a red house icon. The map shows several roads: N Orbital Rd running vertically on the right, Green Tiles Ln running diagonally, and Tilehouse Way running horizontally. Other labels include DENHAM GARDEN VILLAGE and DENHAM GREEN. The Google logo is in the bottom left, and 'Map data ©2026 Google' is in the bottom right.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating					
	Current	Potential		Current	Potential		
<i>Very energy efficient - lower running costs</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <i>Not energy efficient - higher running costs</i>				<i>Very environmentally friendly - lower CO₂ emissions</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <i>Not environmentally friendly - higher CO₂ emissions</i>			
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