



FOR SALE · EXTENDED THREE BEDROOM END OF TERRACE HOUSE

Beatrice Road

SOUTHALL · UB1 1RJ

£574,950



3

BEDROOMS

2

BATHROOMS

872

SQ FT

Garage

& DRIVEWAY

The Property

BEATRICE ROAD · SOUTHALL · UB1 1RJ

A fantastic opportunity to acquire this spacious extended three bedroom end of terrace home, perfectly positioned just moments from Southall Elizabeth line station — an exceptional choice for commuters, families, first-time buyers and investors alike.

The property offers generous accommodation throughout, comprising a bright extended through lounge, a spacious extended kitchen and dining area, three well-proportioned bedrooms and two bathrooms, with one conveniently positioned on each floor. Externally, the home benefits from a private driveway providing off-street parking for two vehicles, a large side access leading to the rear garden, and a detached garage offering excellent storage or future potential.

Situated in one of Southall's most sought-after locations, the property is within walking distance of the Elizabeth line, providing fast links into central London, Heathrow and Reading. A wide range of local shops, supermarkets, restaurants, well-regarded schools and parks are all close by, with excellent road connections via the A40, M4 and M25.

While the property would benefit from some cosmetic updating, it presents the perfect opportunity to add your own style and create a fantastic family home in an outstanding location.

KEY FEATURES

- Extended three bedroom end of terrace house
- Extended through lounge & kitchen/diner
- Two bathrooms — one on each floor
- Driveway for two cars
- Large side access & detached garage
- Rear garden
- Seconds from Southall Elizabeth line station
- Ideal for families, first-time buyers, commuters & investors



THROUGH LOUNGE



THROUGH LOUNGE



DINING AREA



KITCHEN

Bedrooms & Bathrooms

BEATRICE ROAD · SOUTHALL · UB1 1RJ



BEDROOM ONE



BEDROOM TWO



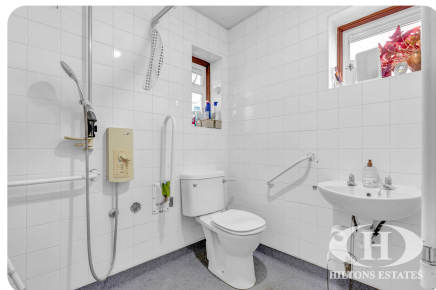
BEDROOM THREE



LANDING



BATHROOM · FIRST FLOOR



SHOWER ROOM · GROUND FLOOR



HALLWAY & STAIRS

Garden, Garage & Parking

BEATRICE ROAD · SOUTHALL · UB1 1RJ



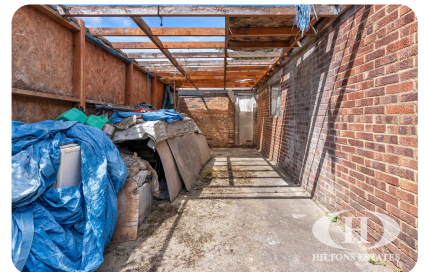
REAR OF HOUSE



REAR GARDEN & DETACHED GARAGE



REAR GARDEN



SIDE ACCESS



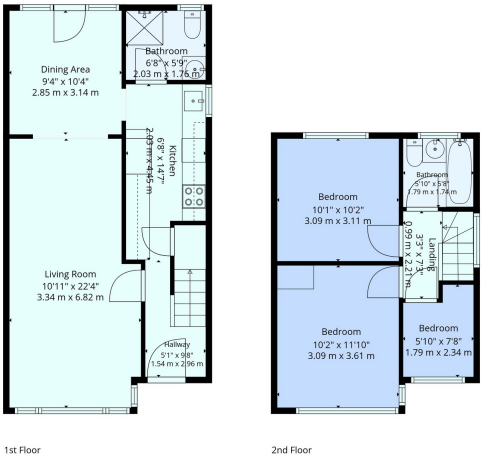
DRIVEWAY & SIDE ACCESS



FRONT ELEVATION

Floor Plan & Information

BEATRICE ROAD · SOUTHALL · UB1 1RJ · APPROX. 872 SQ FT



Total: 872 sq. Ft, 81 m²
1st Floor: 523 sq. Ft, 49 M², 2nd Floor: 349 sq. Ft, 32 m²
Excluded Areas: Walls: 76 sq. Ft, 7 m²



KEY INFORMATION

Accommodation	Extended through lounge · Extended kitchen/dining area · Three bedrooms · Two bathrooms (one per floor)
Floor Area	Approximately 872 sq ft / 81 m ²
Property Type	End of terrace house · 1940s · Fair condition
Outside	Driveway for two cars · Large side access · Rear garden · Detached garage
Location	Seconds from Southall Elizabeth line station · A40, M4 & M25 within easy reach

Arrange a Viewing

Harvin Virk

SALES

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AGENTS NOTE

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