Parkfield Avenue

Hillingdon • Middlesex • UB10 0DF
Guide Price: £525,000

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A generously proportioned three bedroom mid terraced house that is situated on a popular residential road in Hillingdon located close to Long Lane, offering access to a number of local amenities and a number of highly regarded local schools. The A40/ M40 with its links to London and the Home Counties are a short drive away along with Uxbridge Town centre. The property offers potential to extend (s.t.p) with the ground floor comprising, storm porch, spacious entrance hall, 14ft living room, 12ft dining room and 8ft kitchen. To the first floor, there is the 15ft main bedroom, 12ft second bedroom, 9ft third bedroom and family bathroom. Outside, there is off street parking and a large, landscaped, private rear garden mainly laid to lawn with a patio area across the back of the house. To the rear of the garden is a 16ft garage accessed via a rear service road

Three bedroom house

Mid terraced

Potential to extend (s.t.p)

Generously proportioned rooms

14ft living room

12ft dining room

15ft main bedroom

12ft second bedroom

Catchment area for Hillingdon Primary School

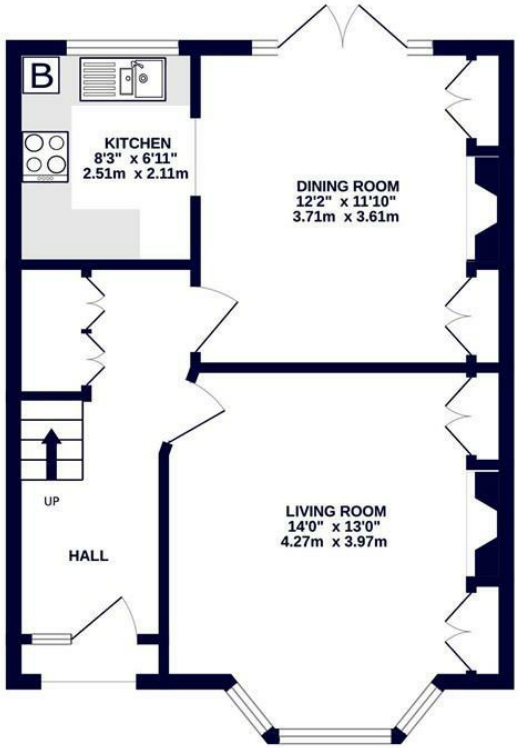
Off street parking and large rear garden

These particulars are intended as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page.

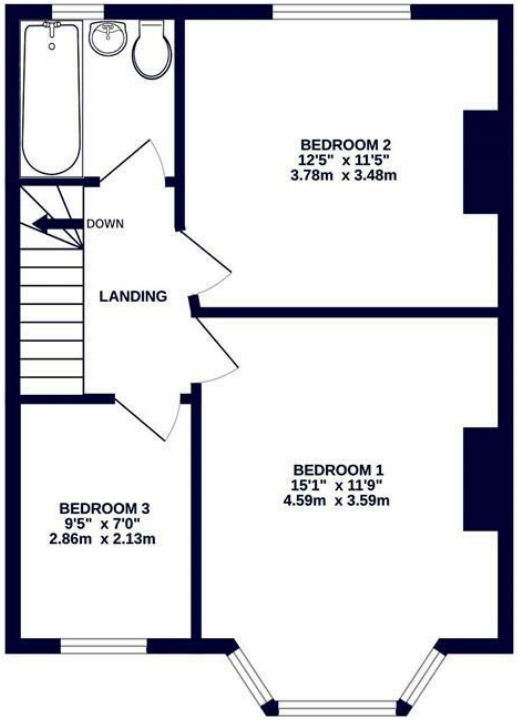
READING

OUTBUILDING
165 sq.ft. (15.3 sq.m.) approx.

GROUND FLOOR
456 sq.ft. (42.3 sq.m.) approx.



1ST FLOOR
457 sq.ft. (42.5 sq.m.) approx.



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TOTAL FLOOR AREA : 1077 sq.ft. (100.1 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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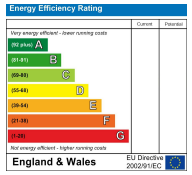
109 Hillingdon Hill, Hillingdon Village,
Middlesex, UB10 0JQ
hillingdon@coopersresidential.co.uk

CoopersResidential.co.uk



Important Notice: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise has the authority to make or give any representation or warranty in respect of the property.