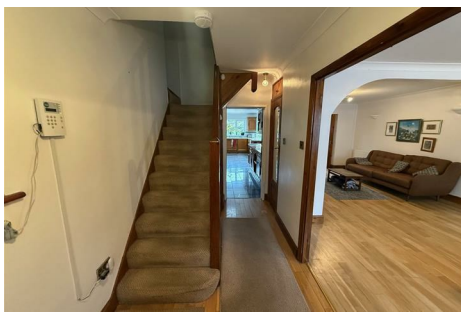




# Parkfields

Estates



## Ditton Road , Southall, UB2 5RZ

Nestled on Ditton Road in the vibrant area of Southall, this charming semi-detached house, built between 1930 and 1939, offers a perfect blend of classic character and modern convenience. With five spacious bedrooms, this property is ideal for families seeking ample living space.

Upon entering, you are greeted by two inviting reception rooms, perfect for entertaining guests or enjoying quiet family evenings. The layout of the home is thoughtfully designed to provide both comfort and functionality.

The first floor boasts a main family bathroom suite, which is well-appointed and designed for relaxation. Additionally, there is an ensuite shower and WC, providing privacy and convenience for the master bedroom. For added practicality, a separate shower and WC are located on the ground floor, making it easy for guests and family members alike.

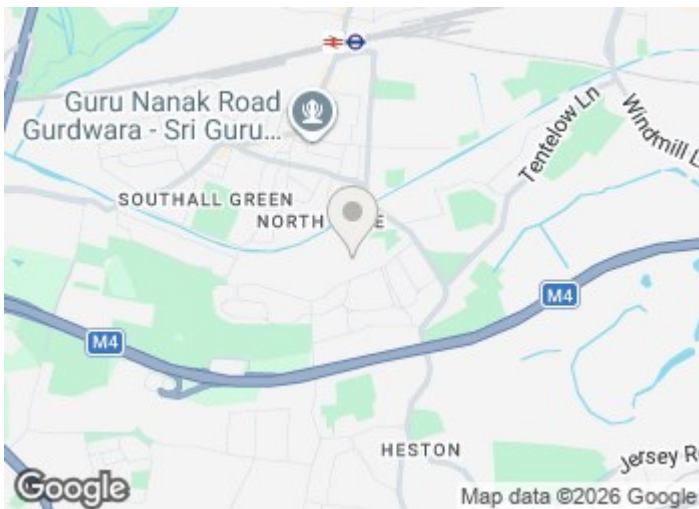
Offers In The Region Of £850,000

# 10 Ditton Road

, Southall, UB2 5RZ



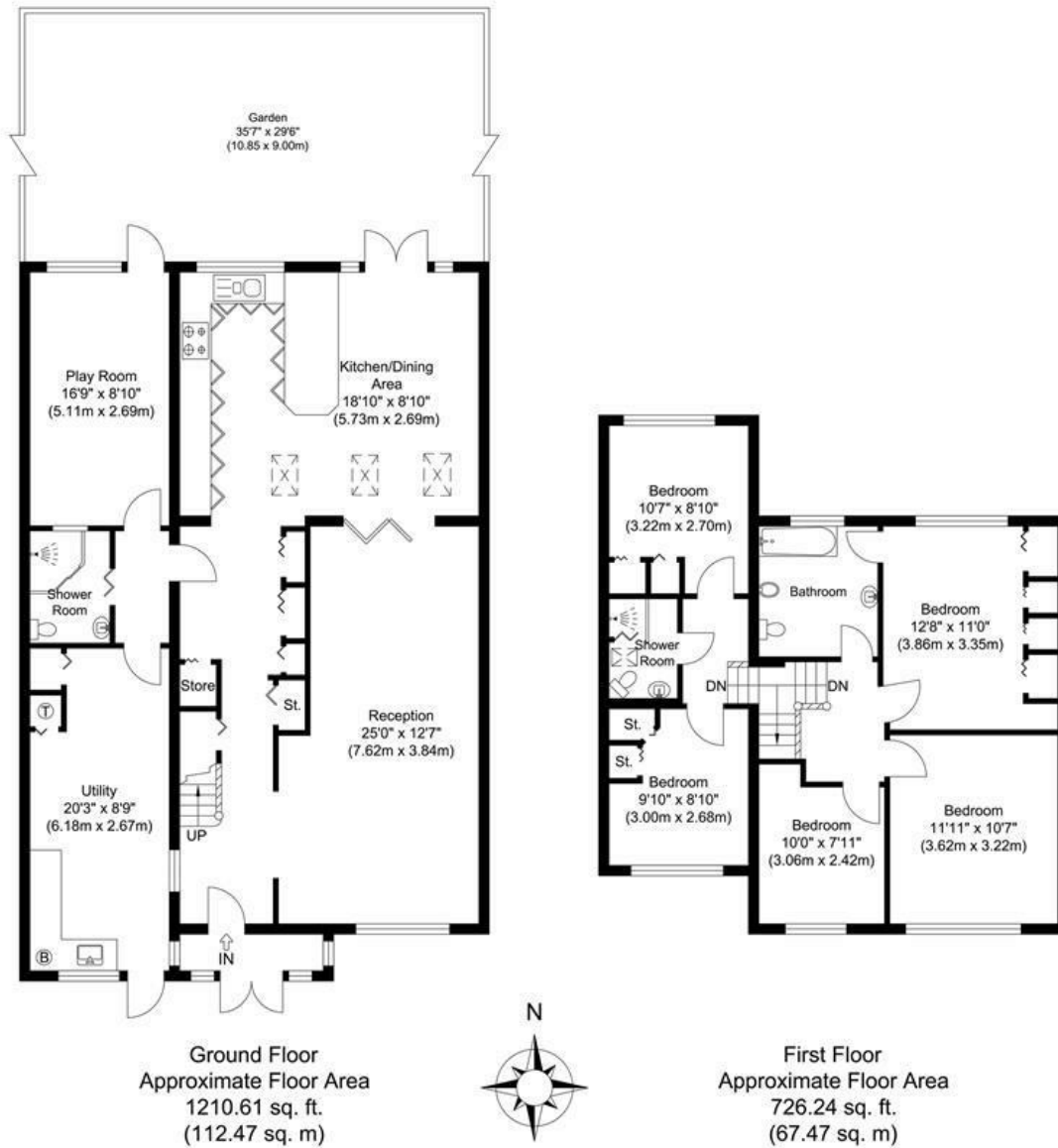
- SEMI DETACHED
- EASY WALK TO NORWOOD GREEN PARK
- PLENTY OF LOCAL SCHOOLS AND AMENITIES
- FIVE BEDROOMS
- SOUGHT AFTER LOCATION
- SCOPE FOR FURTHER DEVELOPMENT (STPP)
- OPEN PLAN KITCHEN / BREAKFAST ROOM
- OFF STREET PARKING



Directions



# Floor Plan



Ditton Road, Southall, UB2  
 Illustration for identification purposes only, measurements are approximate, not to scale.

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 of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

1 The Crescent, Southall, Middlesex, UB1 1RE  
 Tel: 0208 571 0253 Email: info@parkfields-estates.com https://www.parkfields-estates.com

| Energy Efficiency Rating                    |  | Current                 | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs |  |                         |           |
| (92 plus) <b>A</b>                          |  |                         |           |
| (81-91) <b>B</b>                            |  |                         |           |
| (69-80) <b>C</b>                            |  | 75                      | 84        |
| (55-68) <b>D</b>                            |  |                         |           |
| (39-54) <b>E</b>                            |  |                         |           |
| (21-38) <b>F</b>                            |  |                         |           |
| (1-20) <b>G</b>                             |  |                         |           |
| Not energy efficient - higher running costs |  |                         |           |
| <b>England &amp; Wales</b>                  |  | EU Directive 2002/91/EC |           |