



Uxbridge Road

, Shepherd's Bush, W12 8LR

£750 Per Week

An extremely well presented bright three double bedroom with three bathroom/shower/WC spacious maisonette split over the SECOND AND THIRD (WALK UP) of this converted building, right in the heart of Shepherd's Bush Green with both Westfield Shopping centre and the underground/Bus stations within easy waling distance. This spacious duplex comprises of:- Entrance hallway, large reception/dining room with wood floor and view over the Green, separate fitted kitchen, landing with storage cupboard, three bedrooms (master having it's own en-suite shower/wc), two further bathroom/wc and large shower/wc., plenty of storage throughout with fitted wardrobes in each bedroom. The property is available from NOW and offered furnished for long let only. Flat is an ideal home for three professional sharers or family rental.

- Three Double Bedrooms
- Three Bathrooms (2 e/s)
- Split Level (2nd & 3rd)
- Minutes to Shepard's Bush underground station &
- Westfield shopping mecca
- Wood floor & High Ceilings
- Secondary glazed throughout

Viewing

Please contact our Messila Residential Office on 020 7586 6699 if you wish to arrange a viewing appointment for this property or require further information.



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FLOOR PLAN

messilla residential

UXBRIDGE ROAD, SHEPHERDS BUSH, LONDON W12 8LR

ROOM DESCRIPTIONS

ENTERED

The property is entered via a communal entrance hall

SECOND FLOOR

Reception

11'2" X 16'10" (3.39m X 5.14m)

Bedroom 1

14'4" X 11'8" (4.38m X 3.55m)

Kitchen

10'3" X 5'3" (3.13m X 1.61m)

Bathroom

6'7" X 5'10" 2.0m X 1.77m

THIRD FLOOR

Bedroom 2

9'11" X 11'10" (3.01m X 3.61m)

Bedroom 3

9'11" X 16'1" (3.03m X 4.9m)

Shower Room 1

6'11" X 12'8" (2.12m X 3.85m)

Shower Room 2

5'12" X 2'9" (1.82m X 1.0m)

Hallway

13'11" X 2'9" (4.24m X 0.83m)

Storage

The second floor plan shows a large Reception area (11'2" x 16'10") on the right. To its left is Bedroom 1 (14'4" x 11'8"). Further left is the Kitchen (10'3" x 5'3") and a Bathroom. A staircase with a downward arrow is located between the Reception and Bedroom 1. A small storage area is also indicated near the staircase.

SECOND FLOOR

The third floor plan shows two bedrooms: Bedroom 2 (9'11" x 11'10") and Bedroom 3 (9'11" x 16'1"). Between them is a central Hallway (13'11" x 2'9") and a Storage area. To the right of the hallway are two shower rooms: Shower Room 1 (6'11" x 12'8") and Shower Room 2 (5'12" x 2'9").

THIRD FLOOR

APPROX GROSS INTERNAL SECOND FLOOR AREA 466 SQ.FT (43.49 SQ.M)

APPROX GROSS INTERNAL THIRD FLOOR AREA 407 SQ.FT (37.81 SQ.M)

Illustration for identification purposes only.
measurements are approximate, not to scale.

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A map of the Shepherd's Bush area in London. A green location pin is placed on the M Cross River, which runs vertically through the center of the map. To the north of the pin is the area labeled 'NOTTING HILL'. To the south of the pin is the area labeled 'SHEPHERD'S BUSH'. Further south, the 'the Design Museum' is marked with a purple icon and text. The 'HOLLAND PARK' is also labeled. The 'Warwick River' is shown flowing from the bottom right towards the center. The 'WHITE CITY' area is visible to the west. The 'M Cross River' is labeled vertically along its course. The 'Google' logo is in the bottom left corner, and 'Map data ©2026' is in the bottom right corner.

Energy Efficiency Rating

Very energy efficient - lower running costs

Rating	Current	Potential
92 plus (A)		
(81-91) (B)		
(69-80) (C)		
(55-68) (D)		
(39-54) (E)		
(21-38) (F)		
(1-30) (G)		

Not energy efficient - higher running costs

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EU Directive 2002/91/EC

England & Wales

Environmental Impact (CO₂) Rating

Very environmentally friendly - lower CO₂ emissions

Rating	Current	Potential
92 plus (A)		
(81-91) (B)		
(69-80) (C)		
(55-68) (D)		
(39-54) (E)		
(21-38) (F)		
(1-30) (G)		

Not environmentally friendly - higher CO₂ emissions

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EU Directive 2002/91/EC

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