



Parkfields

Estates



Lady Margaret Road , Southall, UB1 2RU

Nestled on the charming Lady Margaret Road in Southall, this delightful first-floor maisonette offers a perfect blend of comfort and convenience. Spanning an impressive 701 square feet, this property features two generously sized bedrooms and a well-appointed bathroom, making it an ideal choice for small families or professionals seeking a peaceful retreat.

This double-fronted maisonette boasts larger style rooms that provide a sense of space and light. The inviting reception room serves as a welcoming area for relaxation or entertaining guests, while the private rear garden offers a tranquil outdoor space for enjoying sunny days or hosting barbecues.

With a 140-year lease, this property presents a secure investment for the future. The added benefit of a driveway ensures that parking is never a concern, a rare find in urban settings.

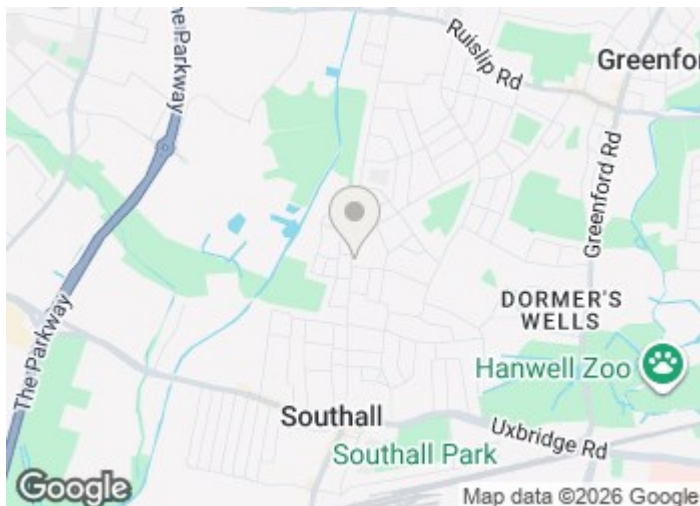
Location is key, and this maisonette does not disappoint. Residents will appreciate the easy access to local shops and schools, making daily errands and family life a breeze.

Asking Price £319,950

204A Lady Margaret Road , Southall, UB1 2RU



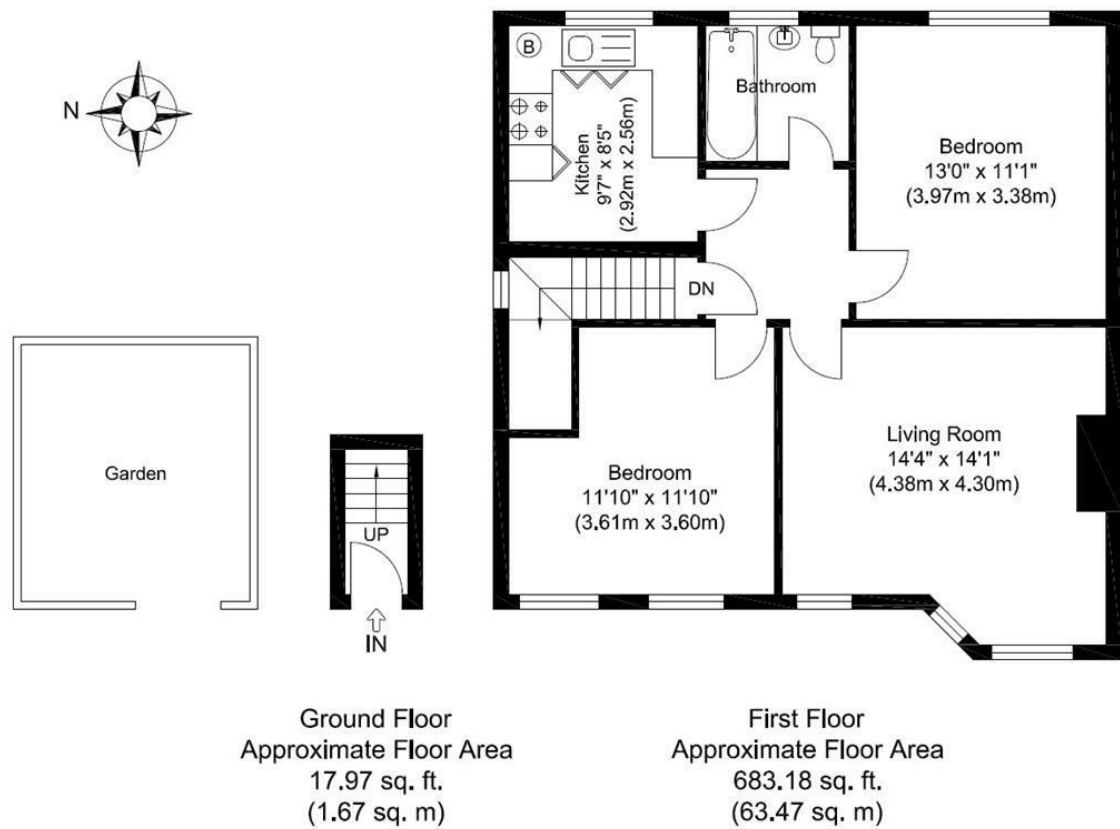
- DOUBLE FRONTED MAISONETTE
- PRIVATE REAR GARDEN
- KITCHEN
- IDEAL FIRST TIME BUY / BUY TO LET
- 140 YEAR LEASE
- TWO BEDROOMS
- JUST BY SCHOOLS AND BUS STOPS
- PARKING / DRIVEWAY
- LOUNGE
- EASY ACCESS TO GREENFORD



Directions



Floor Plan



Total Gross Internal Area
701.16 sq. ft.
(65.14 sq. m)

First Floor, Lady Margaret Road, Southall, UB1

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 firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	69	77
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	