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Park Road East, Uxbridge, UB10 0AQ
£320,000

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- Two Bedrooms
- Large Private Front Garden
- No Chain
- Leasehold (94 Years)
- £125 Ground Rent & No Service Charge
- Ground Floor Maisonette
- Walking Distance to Uxbridge Town Centre
- Private Rear Garden
- Close to Metropolitan & Piccadilly Lines
- 668 sq ft / 62.1 sq m

Description

This spacious and well presented property on offer comprises of an inviting entrance with a storage cupboard, modern fitted kitchen, a bright and airy reception room with sliding doors overlooking the rear garden, two bedrooms and a family bathroom suite.

To the rear enjoys a private patio garden perfect for outside dining, with shared parking behind. To the front is a Private Front garden, which can be potentially be converted into your own private driveway.

Situation

Park Road East is situated just off the Hillingdon Road, within close proximity to Uxbridge Town Centre, with its multiple shopping facilities, restaurants, bars and coffee shops. The Metropolitan/Piccadilly Line Station making the journey into central London a breeze, along with a number of bus routes to local amenities from Uxbridge station. For the motorist the A40, M25 and M4 just short drives away. A number of highly regarded schools within the local area including Hillingdon primary school and Bishopshalt Senior school.



Park Road East, Uxbridge, UB10
Approximate Area = 668 sq ft / 62.1 sq m
For identification only - Not to scale

CH = Ceiling Height

Ground Floor

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©Vizion Property Marketing 2024. Produced for Allday & Miller.

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estate agents

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
<i>Very energy efficient - lower running costs</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <i>Not energy efficient - higher running costs</i>		76 78	<i>Very environmentally friendly - lower CO₂ emissions</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <i>Not environmentally friendly - higher CO₂ emissions</i>
England & Wales EU Directive 2002/91/EC			England & Wales EU Directive 2002/91/EC

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