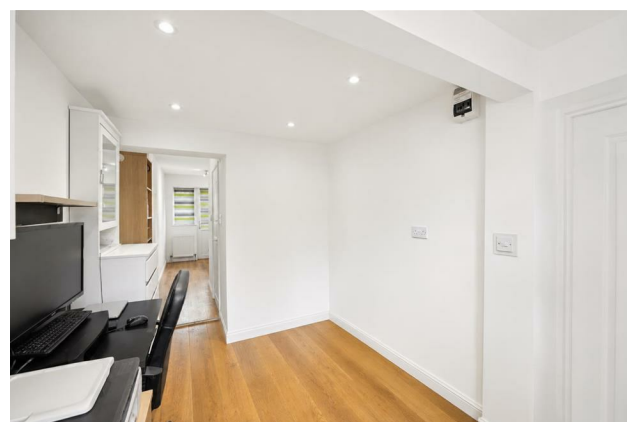
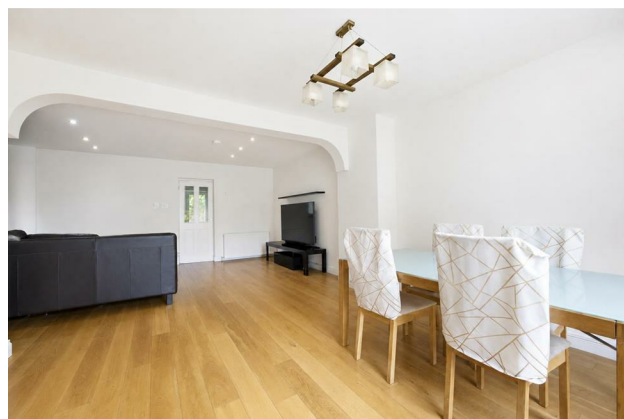




Scott Close, West Drayton, UB7 9DX

- Six bedroom family home with flexible accommodation
- Quiet residential no through road location
- Private rear garden with gated access
- Annex style living for extended family
- Driveway providing ample off street parking
- Close to Elizabeth Line and amenities

Guide Price £599,500

Description

Occupying a quiet position within a residential cul-de-sac, this well-proportioned six-bedroom home offers flexible accommodation extending to approximately 1,239 sq.ft., with a layout particularly well suited to larger families and multi-generational living.

The ground floor is arranged around two generous reception rooms, creating clearly defined living and entertaining spaces, whilst the kitchen/breakfast room sits to the rear overlooking the garden. The garage has been incorporated into the accommodation to provide two additional bedrooms together with a shower room, creating an annex style arrangement that works equally well for dependent relatives, older children, guests or those requiring dedicated workspace.

The first floor comprises four bedrooms served by a family bathroom, with each room offering practical proportions and a straightforward layout that will appeal to families looking for long term accommodation rather than compromise.

To the front, a generous driveway provides parking for several vehicles. The rear garden is enclosed, enjoying gated rear access and plenty of space for everyday family use.

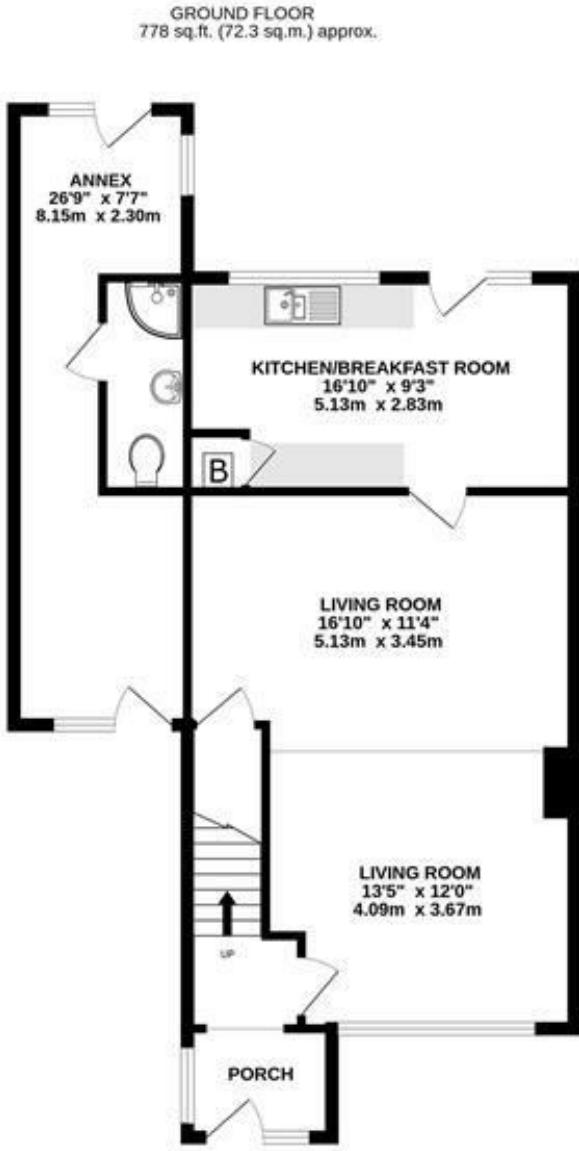
Scott Close is one of the quieter residential roads in West Drayton, tucked away from through traffic whilst remaining within easy reach of the High Street, Elizabeth Line station and Heathrow Airport. Excellent road connections via the M4, M25 and A40 place Central London, the Thames Valley and the wider motorway network comfortably within reach.

Additional information

Tenure: Freehold
Local Authority: London Borough of Hillingdon
Council Tax: D
EPC Rating: tbc

IMPORTANT NOTICE

These particulars have been prepared upon information supplied by the Vendor and should be verified by your surveyors and solicitors. We have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details service charge and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts



TOTAL FLOOR AREA : 1239 sq.ft. (115.1 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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