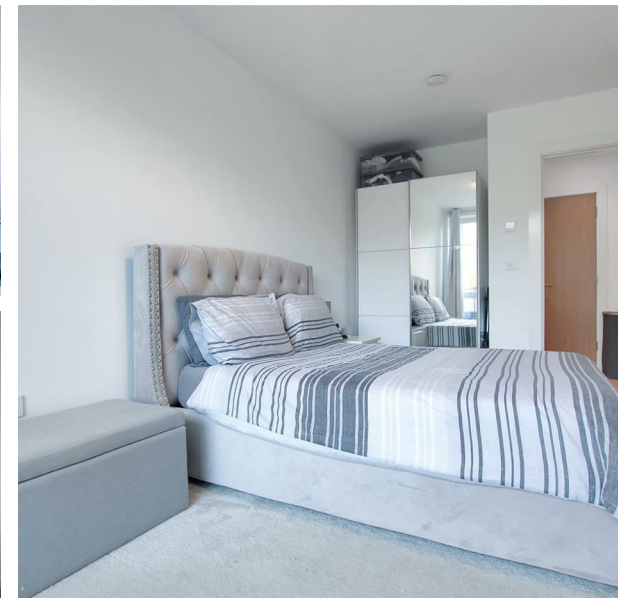
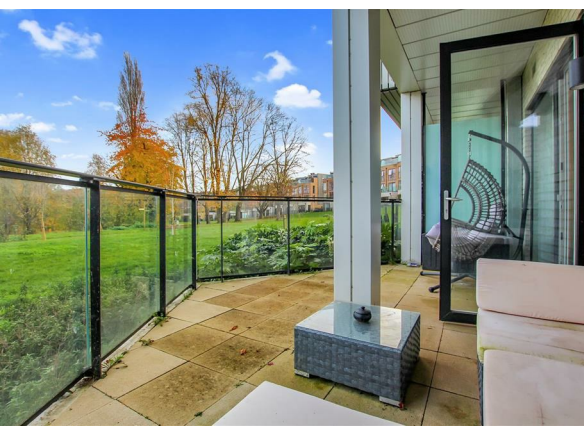


Flat 3, 102, Sunderland House Churchill Road, Uxbridge, UB10 0YQ
Offers over £350,000
Council Tax Band: C



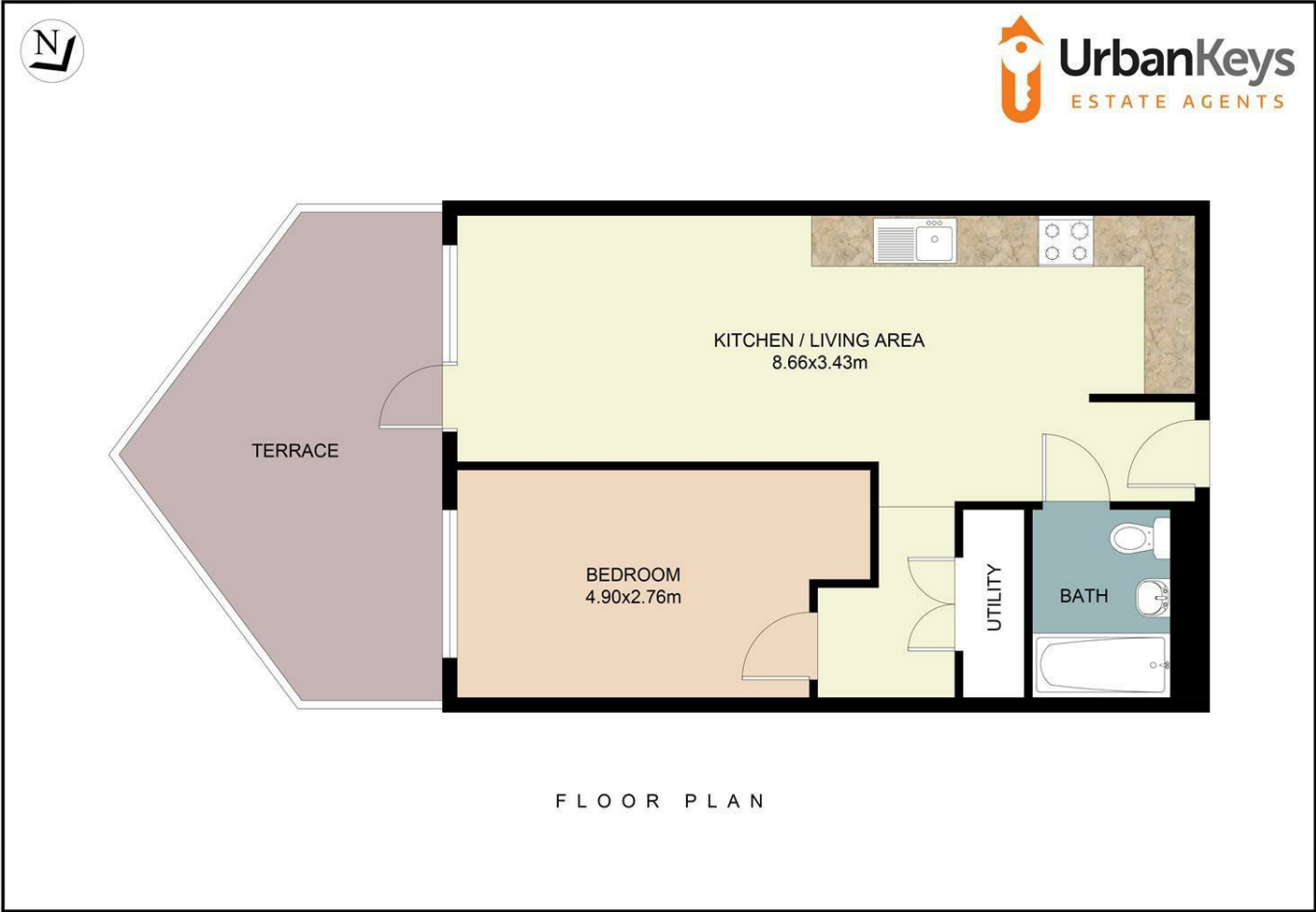
This modern one bedroom ground floor apartment is located in the popular Dice development built in 2021. It features an open-concept living room opening up to a spacious terrace overlooking Dowding Park. Benefits include a secure entry phone system, and secure gated parking.

Conveniently located in Uxbridge, The Dice puts you steps away from transportation, shopping, dining and recreation. Direct tube access to central London via Uxbridge Station's Metropolitan and Piccadilly lines. Vibrant High Street with shopping centers, cafes, restaurants and pubs. Nearby Hillingdon Road bus stop for local connections. St. Andrew's Park and renowned Brunel University just a quick trip away. With the best of Uxbridge right at your doorstep, The Dice offers easy access to all this thriving town has to offer.

Disclaimer:
Property details, floorplans and images are for marketing purposes only and may not be fully accurate. They do not form part of any offer or contract and must be verified by buyers and their solicitors. Successful buyers must complete AML and proof-of-funds checks through HIPLA. A non-refundable fee of £60 inc. VAT per buyer is payable to Urban Keys before a Memorandum of Sale can be issued. Urban Keys receives a portion of this fee for facilitating the checks.



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	83	83
(69-80) C		
(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