LAKIN & CO

2 Bedroom Maisonette | 1 Bathroom | 1 Reception

Penrith Close, Uxbridge UB8 1XB

£1,600 PCM

- Two Bedrooms
- Newly Renovated
- Available Immediately
- Modern Kitchen with White Goods
- Close To Tube Station
- Split Level Maisonette
- Allocated Parking Space
- Private Balcony
- Uxbridge Town Centre
- EPC Rating C

59, Swakeleys Road Ickenham, UB10 8DG | 01895 544 555
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The Property Ombudsman

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£1,600 PCM

This newly renovated two-bedroom split-level maisonette set over two floors is situated in the heart of Uxbridge Town Centre.

The property comprises: an entrance hall; a new fitted kitchen with white goods; a spacious lounge leading to a private balcony; two good-sized bedrooms with built-in storage in the 2nd bedroom and a bathroom with shower.

Further benefits include an allocated parking space, gas central heating and double glazing.

Penrith Close is situated just a stone's throw away from Uxbridge town centre and all its amenities, including The Chimes and The Pavilions shopping centres, a number of highly regarded restaurants and bars, along with its Metropolitan/Piccadilly line station. The M25/M40 and A40 with their direct links to London and the Home Counties, are just a short drive away.

Available immediately, unfurnished.

Rent: £1,650 PCM
Deposit: £1,846.29 (5 weeks' rent)
Holding deposit: 1 week's rent £369.25 (which will be used towards the remaining move-in money due)
Local authority: Hillingdon
Council tax band: C

Internet Speed: Download - (up to) 16 Mbps Upload - (up to) 1 Mbps

Mobile Coverage:

EE - Good outdoor and in-home
O2 - Good outdoor and in-home
Three - Good outdoor and in-home
Vodafone - Good outdoor and in-home

*Please note all dimensions and descriptions are to be used as a guide only by any prospective tenant and do not constitute representations of fact or form part of any offer or contract. Internet Speed and Mobile Coverage figures are based on estimates provided by Ofcom at https://checker.ofcom.org/

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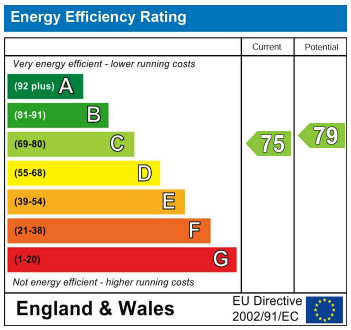

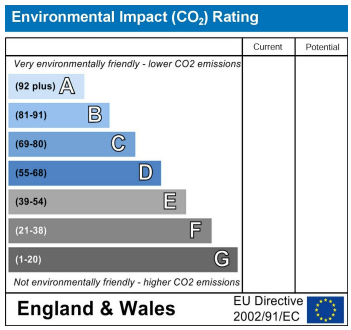

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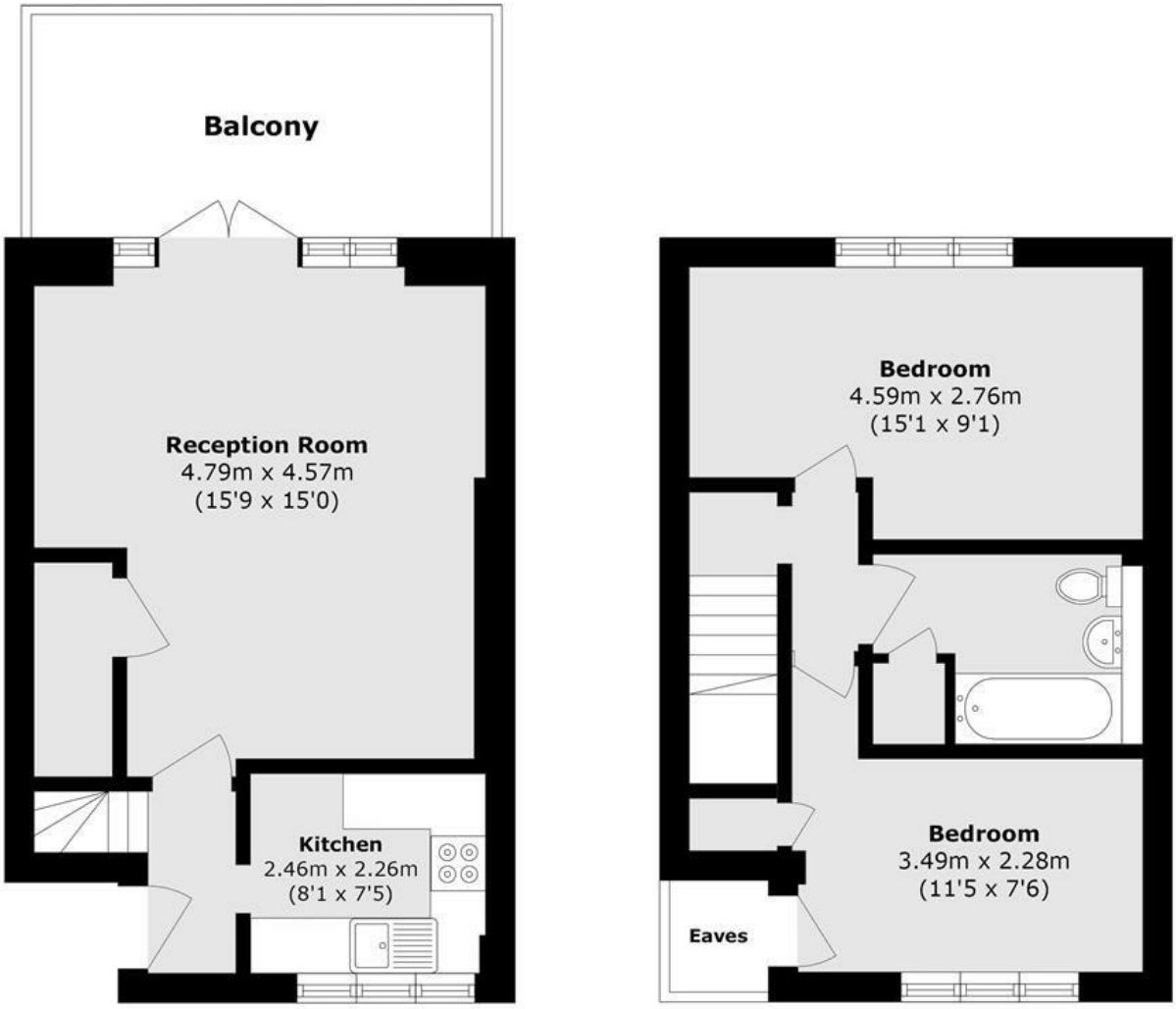

Total area (approx.): 62.6 sq. m (673.8 sq. ft)
Balcony area (approx.): 10.5 sq. m (113.0 sq. ft)
(Excluding Eaves)

These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas,measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

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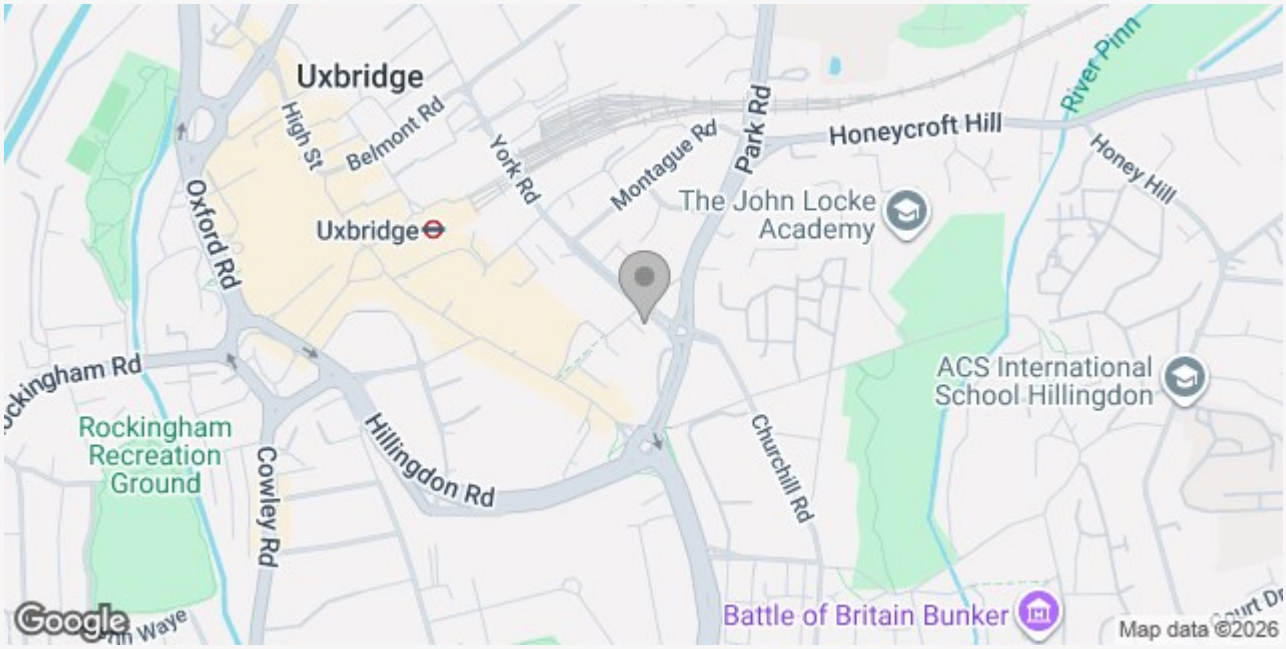

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LAKIN & CO – YOUR LOCAL ESTATE AGENT

We are an independent Estate Agent, providing residential sales, lettings, property management, block management and financial services primarily throughout Uxbridge, Hillingdon, Ickenham and Ruislip areas.

Dealing with thousands of landlords, tenants, vendors and buyers throughout our core areas, we are renowned for providing a dedicated and attentive service to all of our clients. Our excellent reviews, ratings and membership to the Association of Residential Lettings (ARLA) and The Property Ombudsman (TPO) is testimony to our excellent service.

We take great pride in being known for our honesty and consistent hard work, so whether you are selling or letting your property or looking to find your ideal home please contact us now and let us assist you further.

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