

ALLDAY  
& MILLER



Bawtree Road, Uxbridge, UB8 1PT  
£249,950

 1  1  1  c



Bawtree Road, Uxbridge, UB8 1PT

**£249,950**

- One/Two Bedroom
- Allocated Parking
- 170 Year Lease
- No Chain
- Top Floor Apartment
- Uxbridge Town Centre
- Quiet Cul De Sac
- No Ground Rent & Low Service Charges

## Description

This home presents an excellent opportunity for first-time buyers or investors alike.

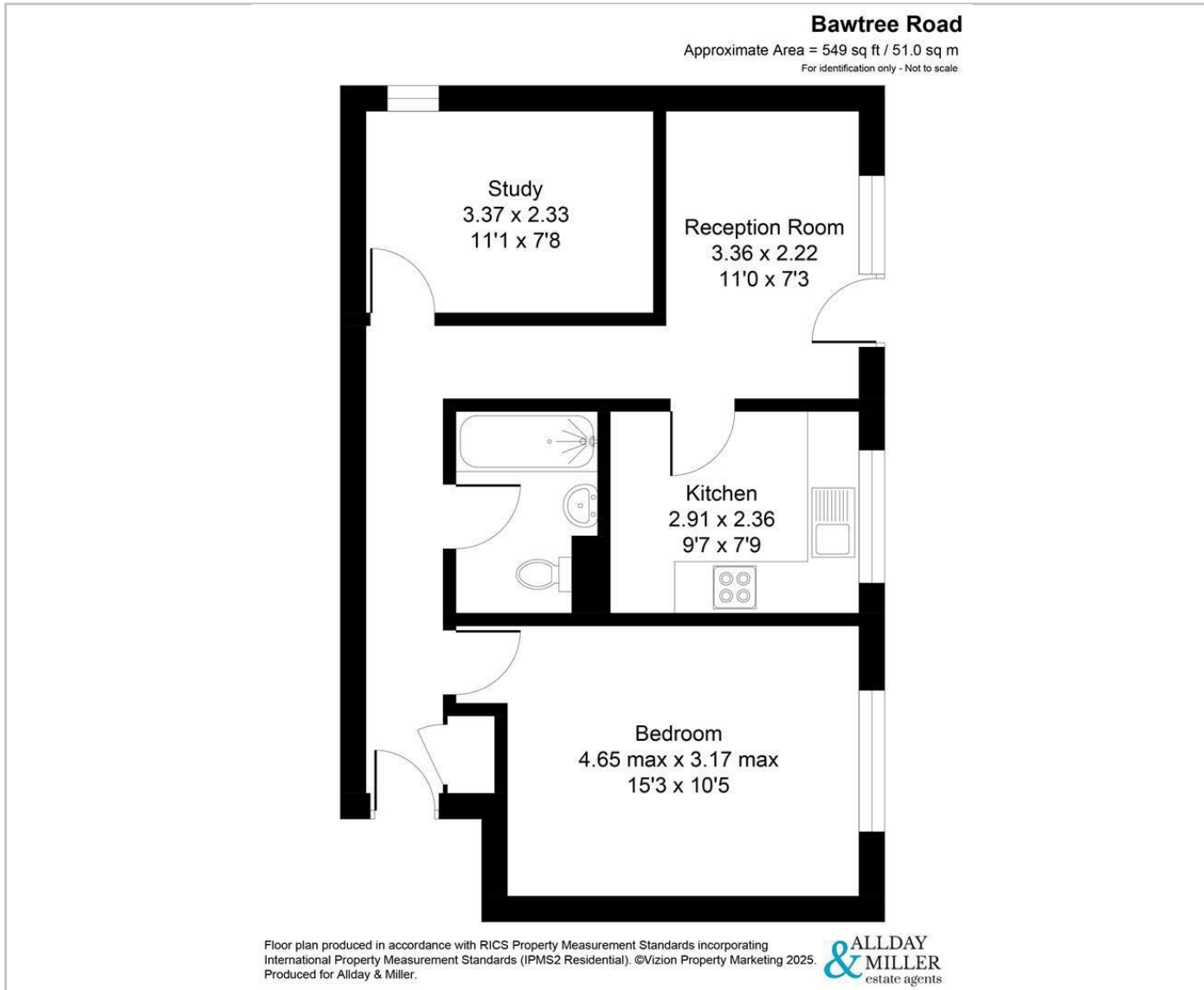
The property boasts one generously sized bedroom with an extra study, providing a comfortable retreat for relaxation, a fitted kitchen and a reception room is spacious and filled with ample natural light, creating a warm and welcoming atmosphere throughout the home. The bathroom completes this home.

## Situation

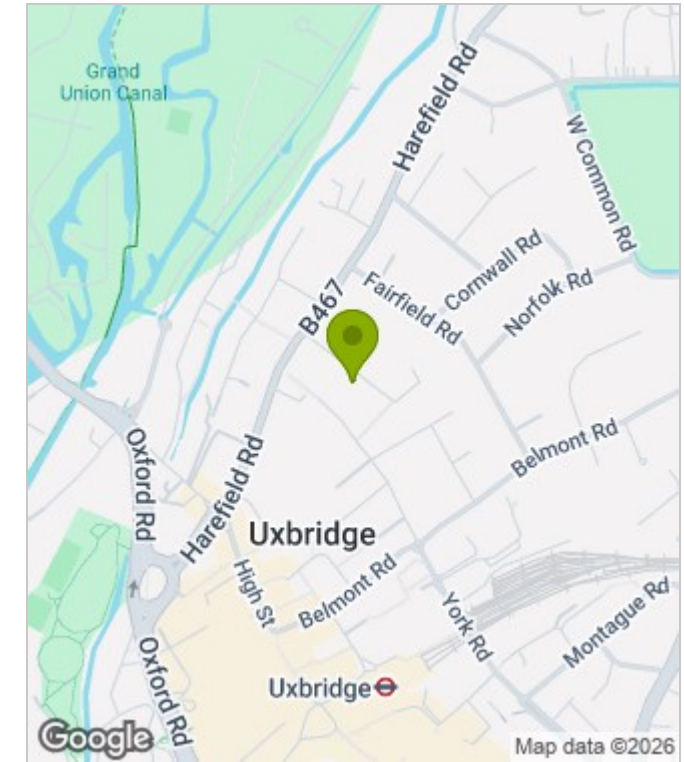
Bawtree Road situated within a few minutes walk Uxbridge town centre with its multitude of shops, restaurants, bars, gyms and a cinema. Bus links and Uxbridge Metropolitan/Piccadilly line train station giving several links into Central London and the surrounding areas. There are a number of well-regarded local schools within close proximity including Hermitage primary and Uxbridge High School. There are excellent road links close by with A40/M40 and M4 offering access to London, Heathrow and the Home Counties.



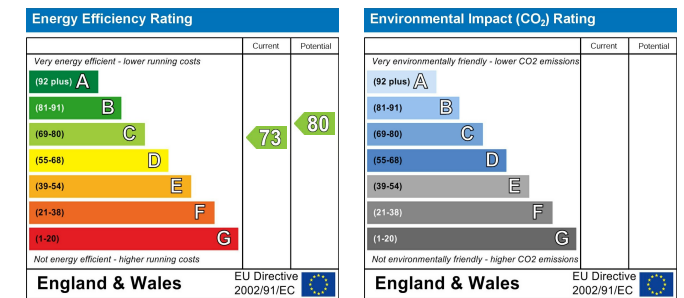
## Floor Plans



## Area Map



## Energy Performance Graph



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

[www.alldayandmiller.co.uk](http://www.alldayandmiller.co.uk)

192 High Street, Uxbridge, Middlesex, UB8 1LB

T: 01895 641 000 | E: [sales@alldayandmiller.co.uk](mailto:sales@alldayandmiller.co.uk)  
T: 01895 379 549 | E: [lettings@alldayandmiller.co.uk](mailto:lettings@alldayandmiller.co.uk)