55

Frankswood Avenue
Yiewsley
Middlesex
UB7 8QS

R Whitley
Est. 1938 & Co

Guide Price £270,000

- One Bed Freehold House
- Living Room
- Kitchen
- Double Bedroom
- Bathroom
- Understairs Storage Cupboard + Landing Storage Cupboard
- Garden
- Allocated Parking Space
- Convenient Location

DESCRIPTION
Available with no onward chain and set in a sought-after location offering excellent convenience, this one bedroom back-to-back freehold house features a well designed layout. The accommodation comprises a dual-aspect living room, a kitchen fitted with a range of wall and base units, a double bedroom with built-in wardrobe, and a fully tiled family bathroom.

OUTSIDE
To the front, there is a lawned garden with paved footpath to the front door. Storage cupboard adjacent the front door.
Allocated parking space.

LOCATION
Frankswood Avenue is ideally positioned for Hillingdon Hospital and offers convenient road links to the motorway network, London Heathrow Airport, Stockley Business Park, and Uxbridge town centre. Bus routes are within a short walk, and West Drayton's Elizabeth Line station is approximately one mile away.

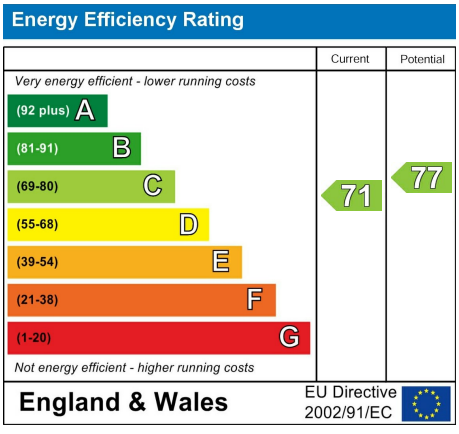
HEATING & HOT WATER
A gas fired combination boiler serves the radiator system and provides the domestic hot water.

WINDOWS
UPVC double glazed windows.

COUNCIL TAX BAND
We understand that the current council tax band is C.

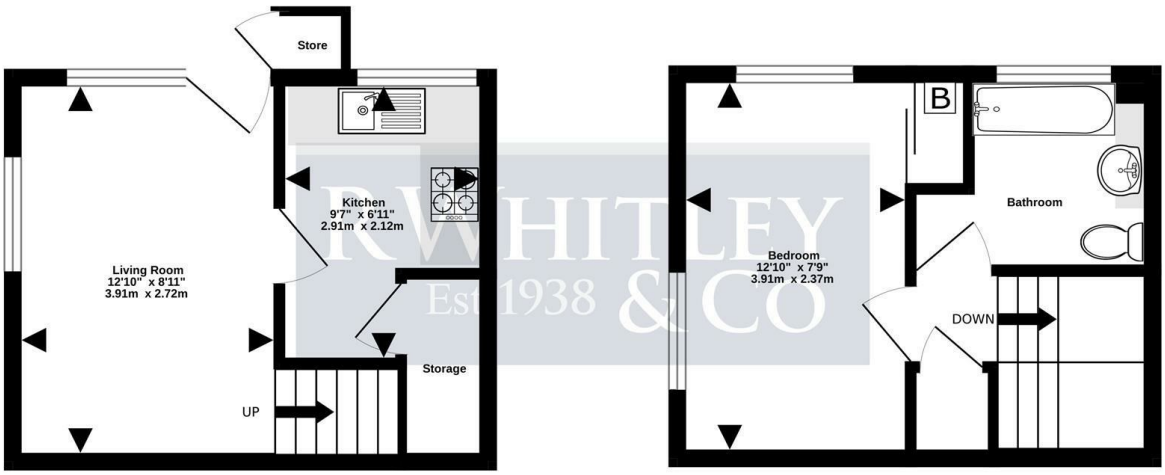
TENURE
Freehold.

VIEWINGS
Strictly by appointment with R Whitley & Co.



GROUND FLOOR
208 sq.ft. (19.4 sq.m.) approx.

FIRST FLOOR
203 sq.ft. (18.8 sq.m.) approx.



TOTAL FLOOR AREA : 411 sq.ft. (38.2 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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