


**Scotts Road, Southall, UB2 5DG**
**Guide Price £535,000**

DBK
ESTATE AGENTS









Offered to the market chain free, this beautifully presented and extended semi-detached family home provides approximately 1,241 sq. ft. of accommodation, complemented by off-street parking, a generous rear garden and a useful brick-built outbuilding.

The property has been well maintained and significantly improved throughout, including the addition of a brand-new kitchen and two newly fitted bathrooms.

The ground floor offers an impressive through lounge, an extended kitchen/diner and fashionable bathroom suite. Upstairs, the property benefits from three well-proportioned double bedrooms, together with modern bathroom facilities.

Externally, the rear garden benefits from gated side access and incorporates a substantial brick-built outbuilding with separate rear access, providing useful additional space with potential for a home office, gym, studio or storage, subject to any necessary consents.

To the front, the property features a front garden and off-street parking, adding further practicality to this impressive family home.

Ideally established in the heart of the town, this property is situated moments away from Southall King Street providing local amenities such as fast food restaurants, shops and 24 hour access gyms. There are also excellent nearby transport links located nearby such as; Southall Station connecting commuters to The City as well as local bus links providing transport to neighbouring towns. The property falls within the catchment for various local reputable schools. In addition, the M4 and A40 are located within a short drive from the property.

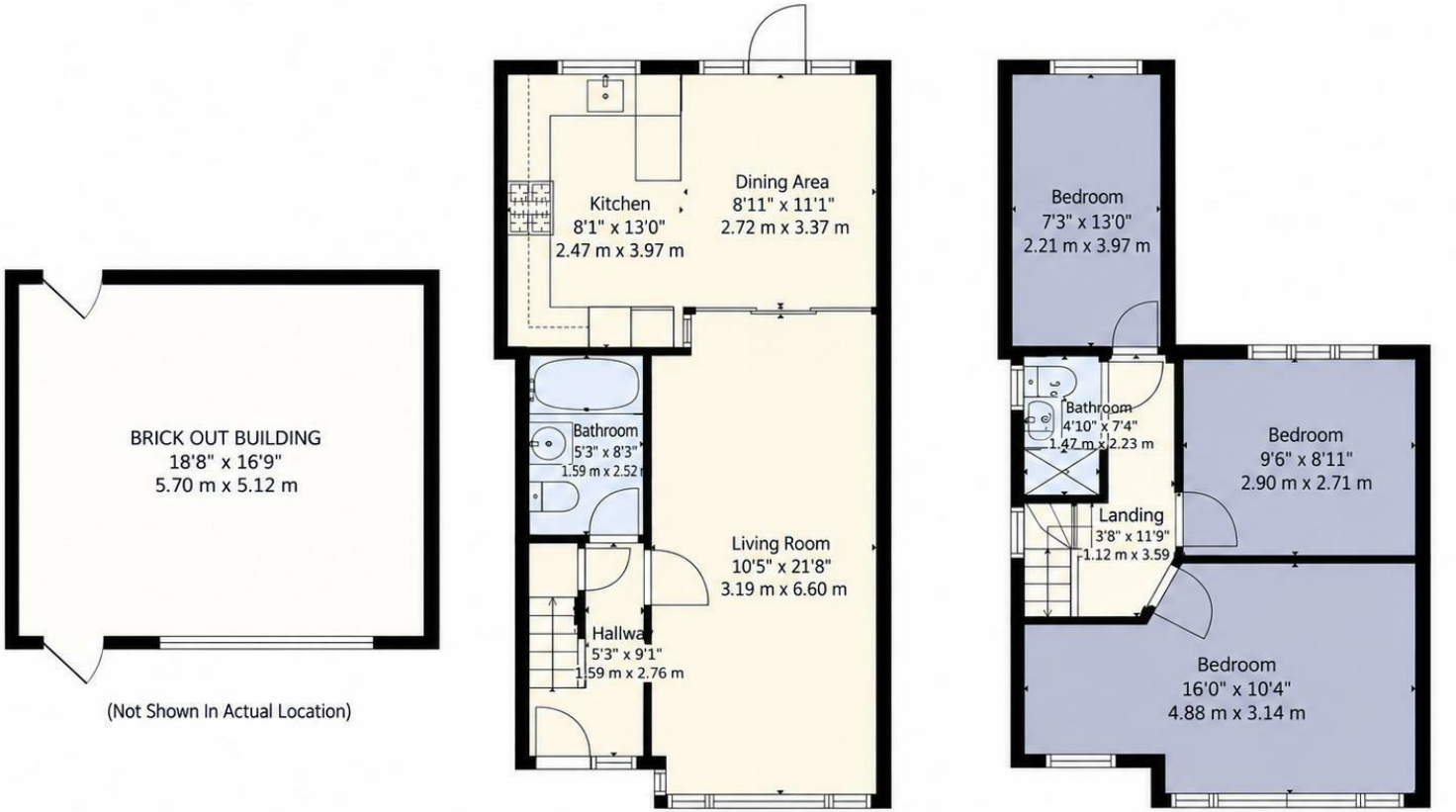
## Key Features

- Chain Free
- Extended Semi-Detached Property
- Well Presented Throughout with Brand New Kitchen + Two New Bathrooms
- Three Double Bedrooms
- Through Lounge
- Extended Kitchen/ Diner
- Rear Garden with Side Gated Access
- Brick Out Building with Rear Access
- Front Garden with Off Street Parking
- Circa 1,241 Sq.Ft









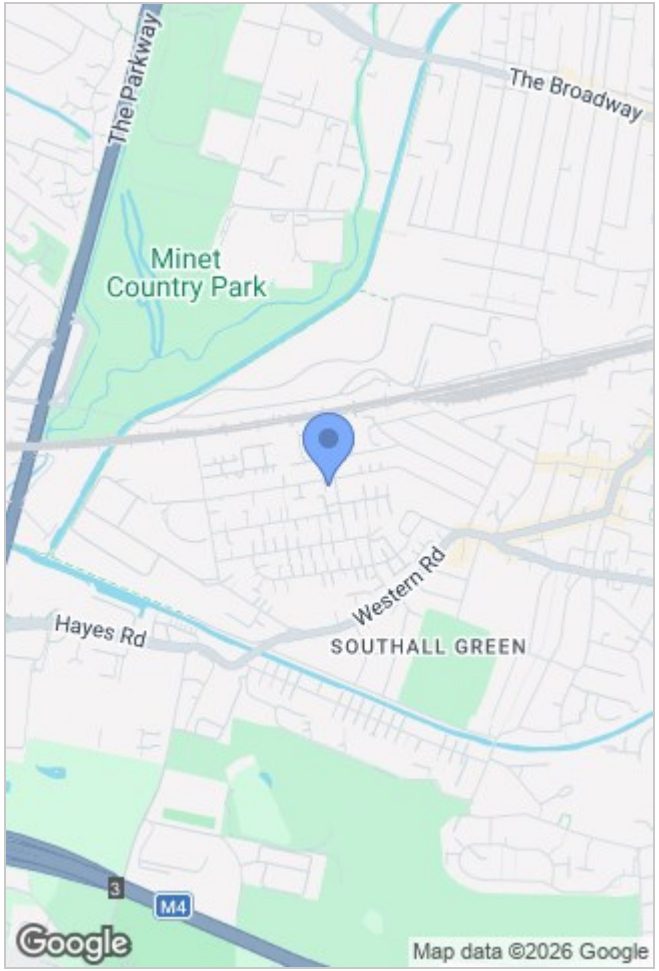

**Outbuilding**
314 sq.ft. (29.2 sq.m.) approx.

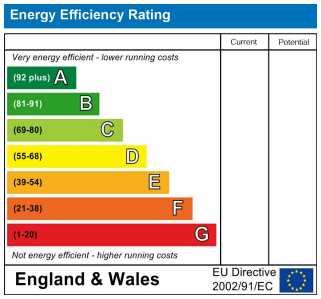
**Ground Floor**
530 sq.ft. (49.2 sq.m.) approx.

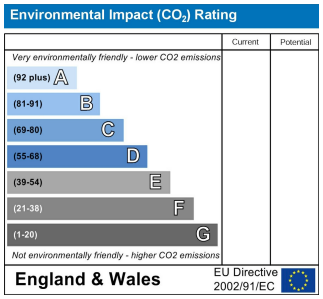
**First Floor**
397 sq.ft. (36.9 sq.m.) approx.

**Total Floor Area: 1,241 sq.ft. (115.3 sq.m.) approx.**
Ground Floor: 530 sq.ft. (49.2 sq.m.), First Floor: 397 sq.ft. (36.9 sq.m.)
Outbuilding: 314 sq.ft. (29.2 sq.m.)

This floor plan is for illustrative purposes only. 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. Made with Metropix ©2025




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