



**48 Orchard Way
Uxbridge, UB8 2BW
£1,940 PCM**

Deposit required £2,236

**Available date 3rd August
2023**

****STUDENTS****

4 BEDROOMS - AVAILABLE 03/08/2023

The rental payments equate to approx £485 per person per month or £112 per person per week excluding bills. UniHomes offer a bills package for £29 per person per week. (Incl Gas, Electric, Water, TV licence and internet) which can be organised through Nupad initially.

COUNCIL TAX BAND D
EPC D

Nupad offer this excellent FOUR-bedroom house comprising of FOUR FURNISHED BEDROOMS, BATHROOM, LOUNGE AND KITCHEN facilities. Off street PARKING, rear GARDEN.

The property is ideal for students at Brunel University. It is also nearby to direct bus routes to Uxbridge Town Centre, Heathrow, Stockley Park and the local underground station, which provides further access to Central London.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		90
(81-91) B		
(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		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		90
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		