



## Waterwood House 4 Frayswater Place, Uxbridge, UB8 2JL £1,300 Per month



This beautifully refurbished one-bedroom apartment is situated within a newly converted development, offering modern living in a well-connected and vibrant part of Uxbridge. Finished to a high standard throughout, the property provides a stylish and comfortable home ideal for professionals or couples.

The apartment features a bright and spacious open-plan kitchen and living area, designed to maximise both natural light and functionality. The contemporary kitchen is fitted with modern units and integrated appliances, seamlessly flowing into the lounge space—perfect for both relaxing and entertaining. The generously sized double bedroom offers a calm and comfortable retreat, while the sleek, modern bathroom is finished with quality fixtures and fittings.

With a total floor area of approximately 46 sq. m. (495.14 sq. ft.), the property is thoughtfully laid out to make the most of the available space. All windows are double glazed, ensuring energy efficiency and a quiet indoor environment. The property also benefits from an excellent EPC rating of B (84), highlighting its strong energy efficiency.

Residents will benefit from a designated parking space, adding convenience to this already appealing home. The property is ideally located within easy reach of a

- Newly refurbished 1-bedroom apartment
- Spacious open-plan kitchen and living area
- Generous double bedroom
- Double glazed windows throughout
- Located within a modern office-to-residential conversion
- Contemporary fitted kitchen with integrated appliances
- Modern bathroom with high-quality finishes
- EPC rating B (84) with excellent energy efficiency

