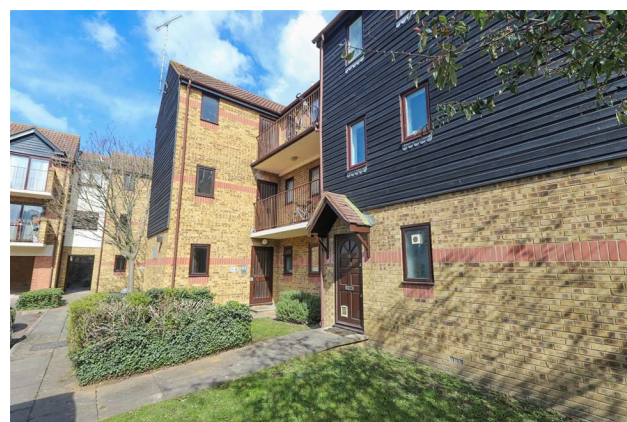




Bentinck Road, Yiewsley, West Drayton, UB7 7ST

- One bedroom apartment
- Canal facing
- Ideal first home or investment
- No upper chain
- Private terrace
- Close to local amenities
- Allocated parking space
- Moments from West Drayton station

Asking Price £180,000

Description

An opportunity to purchase this ideally located ground floor apartment, with the benefit of a private terrace, sold with no upper chain.

Accommodation

Providing accommodation that briefly comprises, entrance hallway with built in storage, the living area has access to the private terrace, the kitchen is fitted with a range of storage units and drawers with space for appliances, the bedroom has built in wardrobes.

Outside

The apartment benefits from a private patio area accessible via the living room. One allocated parking bay is included as well as access to communal areas.

Situation

West Drayton offers excellent transport links. The area benefits from quick access to central London, with journeys to Bond Street from West Drayton taking just 30 minutes. Additionally, Heathrow Airport is just a short drive away, making international travel easily accessible. With good local bus services and road connections, including the M4 and M25, West Drayton offers exceptional transportation options for residents. Combined with local amenities such as shops, schools, and green spaces

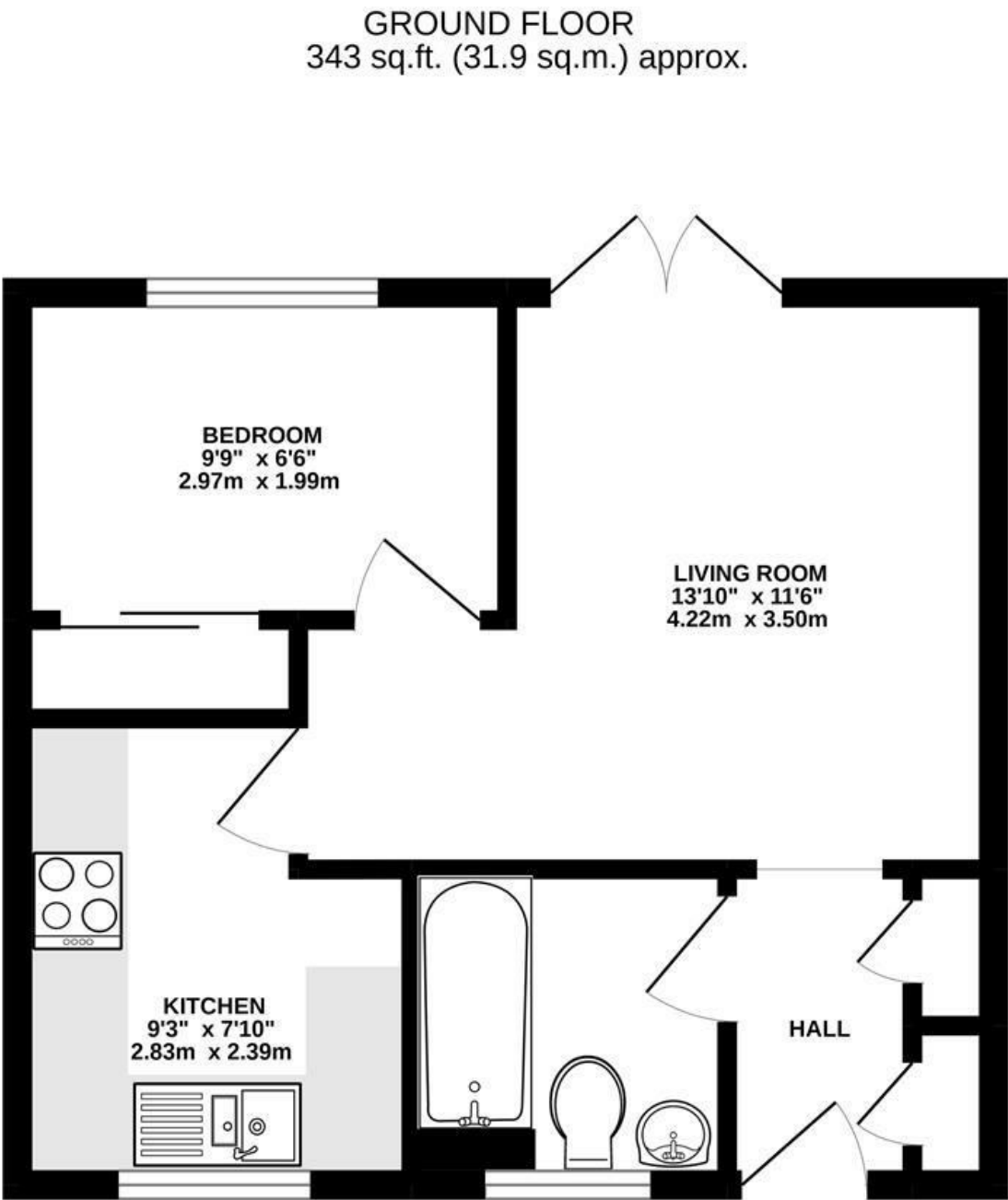
Terms and notification of sale

Tenure: Leasehold
Local Authority: London Borough of Hillingdon
Council tax band: B
EPC rating: C

Lease term: 88 years remaining
Service charge: £980 per annum
Ground rent: £80 per annum

IMPORTANT NOTICE

These particulars have been prepared upon information supplied by the Vendor and should be verified by your surveyors and solicitors. We have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details service charge and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts



TOTAL FLOOR AREA : 343 sq.ft. (31.9 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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