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Lynhurst Crescent, Hillingdon, UB10 9EG  
£520,000

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**£520,000**

- Three Bedrooms
- Off Street Parking
- Utility Room
- Extended
- 1243 sq ft
- Modern Kitchen
- Good Condition Throughout
- Located in the Sought After Oak Farm Development
- Close to Highly Regarded Schools Near By
- EPC Rating - C



## Description

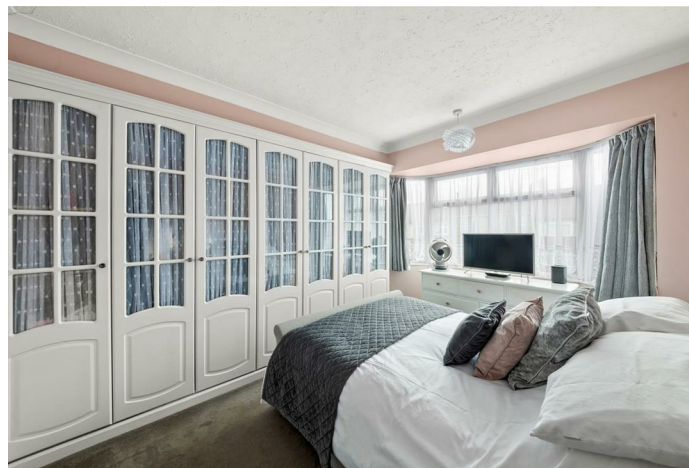
This delightful home combines comfort, style, and practicality, making it an excellent choice for families looking to settle in a vibrant community. Comprising of a welcoming entrance hall, a light-filled reception room, well appointed fitted kitchen seamlessly connects to a dining room with access to the garden, additionally a convenient utility room completes this floor.

As you ascend to the first floor, you will find three well-proportioned bedrooms, two of which boast fitted wardrobes, offering ample storage space. The family bathroom is thoughtfully designed, catering to the needs of a modern household.

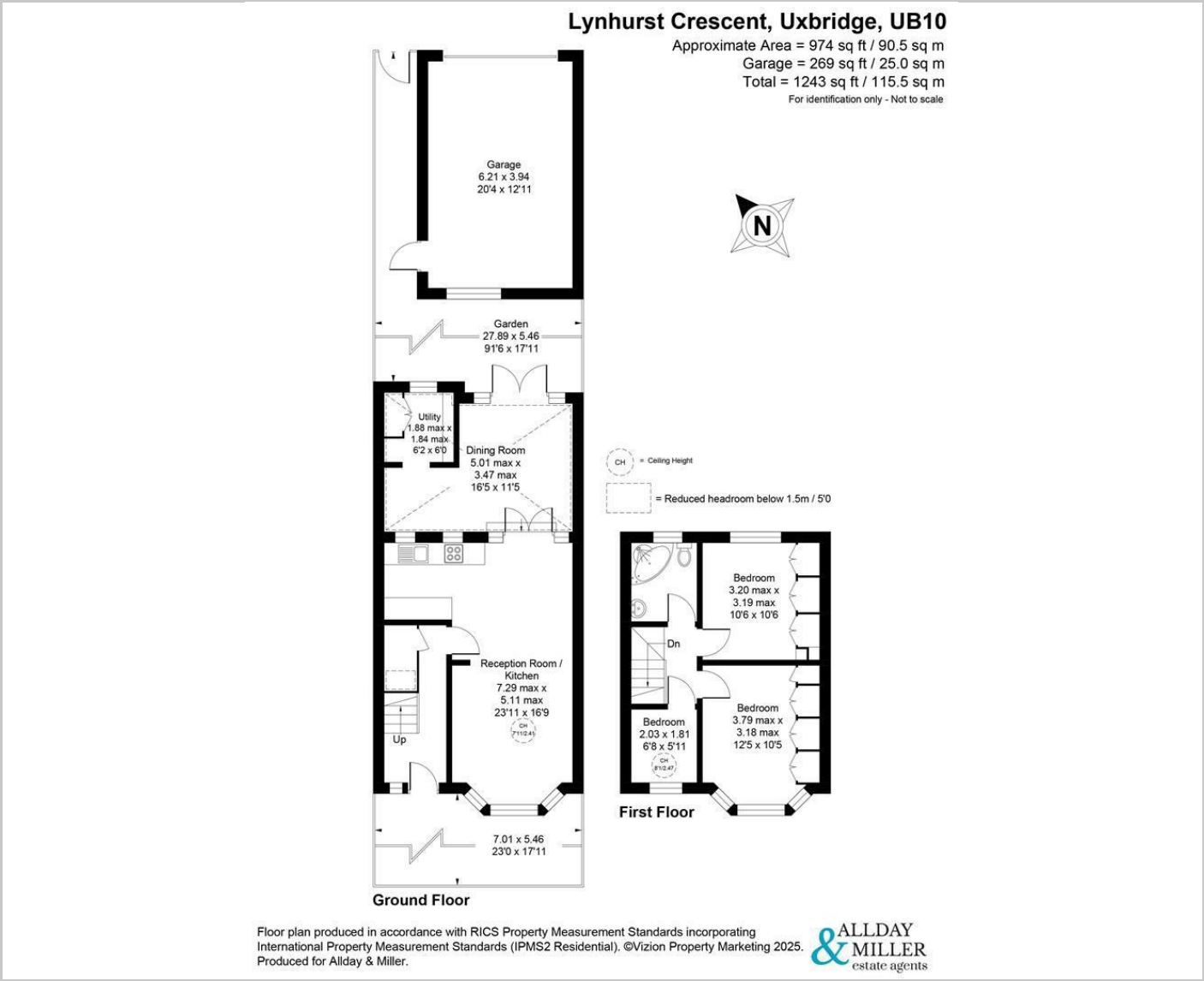
Externally, the property features a front drive that allows for off-street parking, a valuable asset in this sought-after area. To the rear, a beautiful private garden predominantly laid to lawn, providing a serene outdoor space for dining and entertainment. Also provides access to the garage.

## Situation

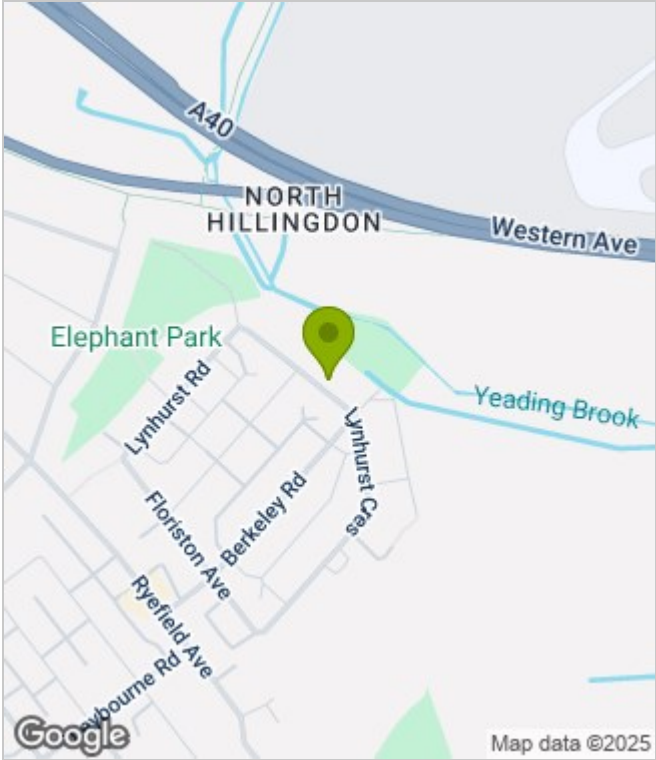
Lynhurst Crescent is a sought after residential road within the Oak Farm development just off Long Lane, offering easy access to a number of highly regarded local schools including Oak Farm, Ryefield and St Bernadettes, numerous local shops including Marks & Spencer, Hillingdon Metropolitan/Piccadilly line train station and the A40 with its links to London and the Home Counties. Uxbridge Town Centre with its vast array of shops, restaurants and bars is approximately just over a mile away while to the rear of the garden is a nature reserve.



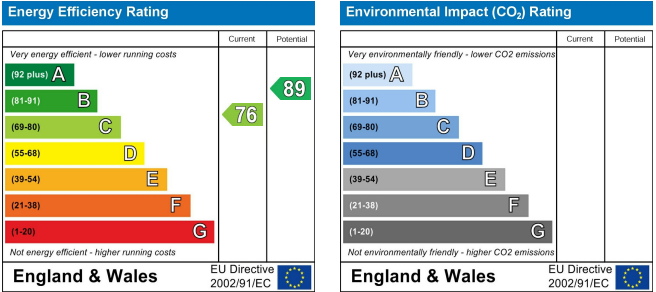
Floor Plans



Area Map



Energy Performance Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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192 High Street, Uxbridge, Middlesex, UB8 1LB

T: 01895 641 000 | E: [sales@alldayandmiller.co.uk](mailto:sales@alldayandmiller.co.uk)  
T: 01895 379 549 | E: [lettings@alldayandmiller.co.uk](mailto:lettings@alldayandmiller.co.uk)