


ALLDAY  
& MILLER



Dawley Avenue, Uxbridge, UB8 3BU  
£570,000

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**£570,000**

- Four Bedrooms
- Large Kitchen Diner
- Outbuilding
- Side Extension
- 1581 sq ft
- Two Bathrooms
- Off Street Parking
- Conservatory
- EPC Rating D
- Sought After Location

## Description

This well presented family home offers a perfect blend of comfort and modern living. Upon entering, you are greeted by a bright and airy reception room that sets a welcoming tone for the home. The ground floor features a versatile bedroom, alongside a bathroom, the modern fitted kitchen, complete with a dining area, is designed for both functionality and style. The conservatory invites natural light and provides a lovely view of the rear.

The first floor boasts three generously sized bedrooms, each offering a peaceful retreat, along with another family bathroom.

Additionally, a loft room presents further possibilities, whether as a playroom, study, or extra storage space.

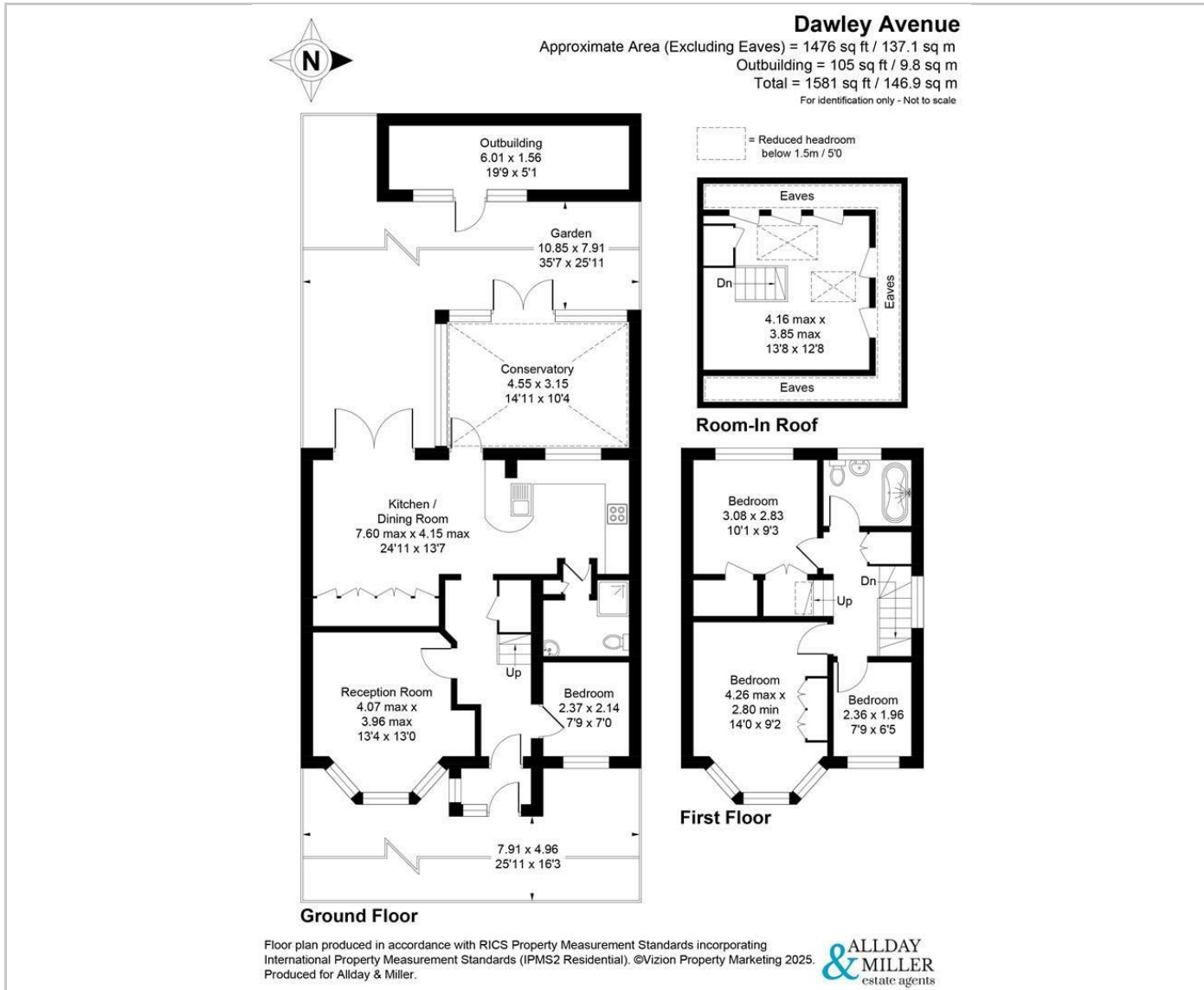
Outside, the property features a front drive with off-street parking. The private rear garden is a delightful space, complete with an outbuilding that can serve various purposes, from a workshop to a garden shed.

## Situation

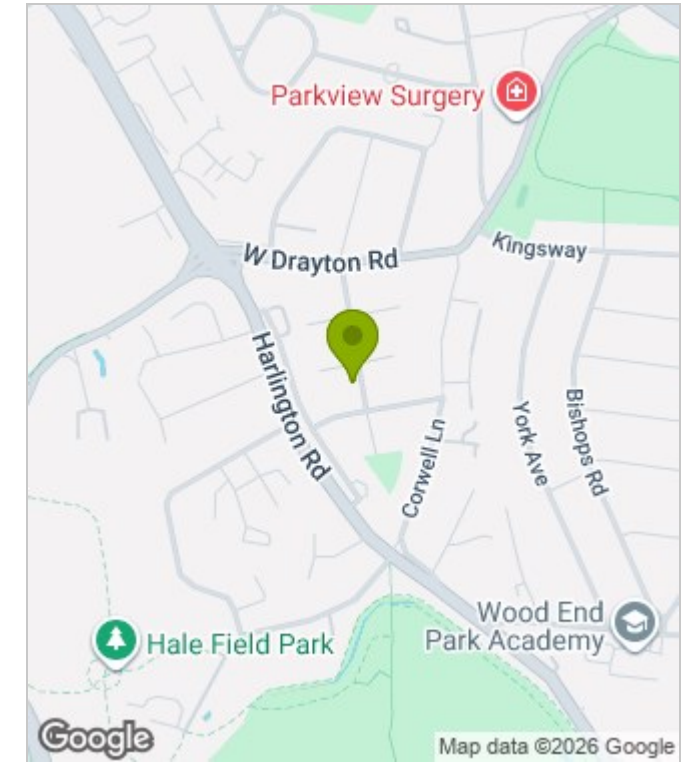
Dawley Avenue is a sought-after residential road close to Uxbridge town centre with its variety of local shops, restaurants bars, gyms and a cinema. The Metropolitan and Piccadilly line available from the station, making the journey to Central London a breeze. For the commuters the A40, M40 & M25 are just a short drive away with its links to London and the Home Counties. Hayes and Harlington station is just a short drive way with the Elizabeth Line. The area is also served by a number of highly regarded schools including Bishopshalt Senior School and Hillingdon Primary School.



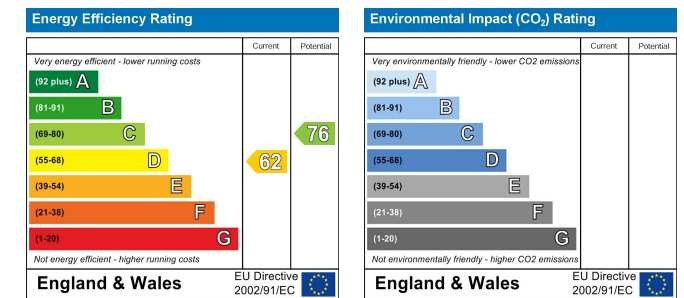
## Floor Plans



## 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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

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