

Patching Way, UB4 £395,000, Freehold

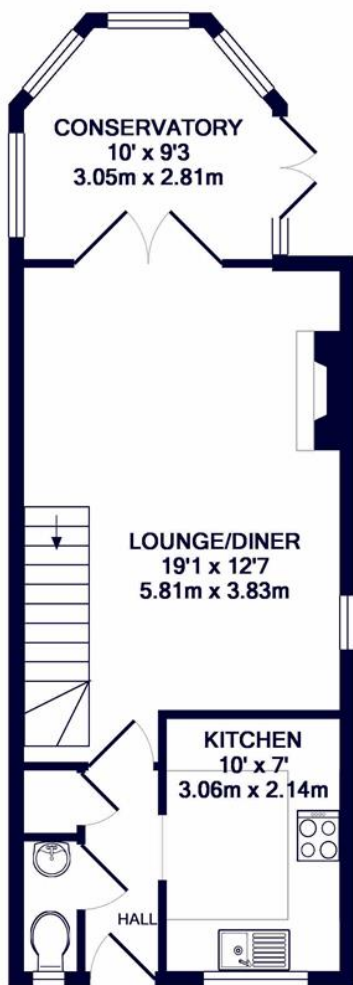


DO NOT MISS THIS!

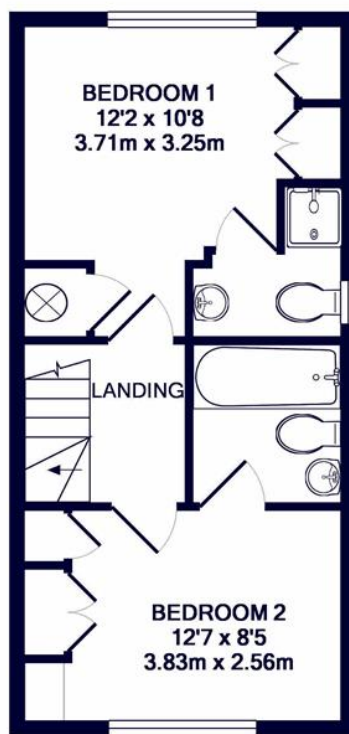
2 double bedrooms, 1 with an ensuite bathroom and 1 with an ensuite shower room. Entrance hall, downstairs toilet, fitted kitchen, lounge/ dining room, double glazed conservatory, detached garage and pretty front and rear gardens.







GROUND FLOOR
APPROX. FLOOR
AREA 424 SQ.FT.
(39.4 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 338 SQ.FT.
(31.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 762 SQ.FT. (70.8 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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
Made with Metropix ©2019



broads property services give notice to anyone reading these particulars that: (i) these particulars do not constitute part of an offer or contract; (ii) these particulars and any pictures or plans represent the opinion of the author and are given in good faith for guidance only and must not be construed as statements of fact; (iii) nothing in the particulars shall be deemed a statement that the property is in good condition otherwise; we have not carried out a structural survey of the property and have not tested the services, appliances or specified fittings.

Long Description

DO NOT MISS THIS!

Just a short walk to 'Tesco' superstore and the picturesque Yeading Marina (Grand union canal waterways)

For this well presented contemporary styled semi detached house.

(Please note – there is an annual service charge of £299.00 with a ground rent of £5.00)

The property boasts 2 double bedrooms, 1 with an ensuite bathroom and 1 with an ensuite shower room. Entrance hall, downstairs toilet, fitted kitchen, lounge/ dining room, double glazed conservatory, detached garage and pretty front and rear gardens.

Situated within a much sought after development built by 'Barrett Homes' in circa 1999 this property is actually positioned within a very private close of just 3 similar properties.

Your earliest viewing is highly recommended!