



Lr LAWRENCE RAND

Greenford Road, Greenford
£625,000

KEY FEATURES:

- Three bedroom semi detached family home
- Large through lounge/dining room
- Well kept garden with patio area
- Driveway for two cars
- Close to Greenford station & amenities

This lovely three bedroom semi-detached family home offers larger than average living accommodation set over two floors. It is ideally located on a popular road just a short walk to shops, and multiple transport links.

The accommodation briefly comprises; a welcoming entrance hallway. The light filled through lounge/dining room is decorated in soft neutral tones with a front aspect bay window, the dining area flows effortlessly and rear doors opening out on to the well tendered garden. The kitchen has a range of wall and base units, ample work surfaces, space for appliances and a door providing direct access to the garden.

To the first floor there are three comfortable bedrooms a family bathroom and a separate wc.

The beautifully maintained garden is framed by a vibrant array of flowers, shrubs, and mature bushes, creating a serene and private outdoor space along with a large paved patio area — perfect for outdoor entertaining. At the front of the house you have a driveway which offers off-street parking for two vehicles.



Greenford Road is a sought after location conveniently positioned where you will find an array of great amenities, shopping centre, Greenford station Central line providing swift access into Central London. For the motorist the A40/M25 is also in close proximity, offering quick routes also into Central London and the surrounding Home Counties. The area and property are great for families, with many good schools close by, parks and leisure facilities.

Verified Information:

Council tax band: D

Local authority: London Borough of Ealing

Tenure: Freehold

Property construction: Standard form

Energy Performance rating: D

Suppliers:

Electricity supply: Mains, Water supply: Mains water,
Sewerage: Mains

Heating: Gas central heating

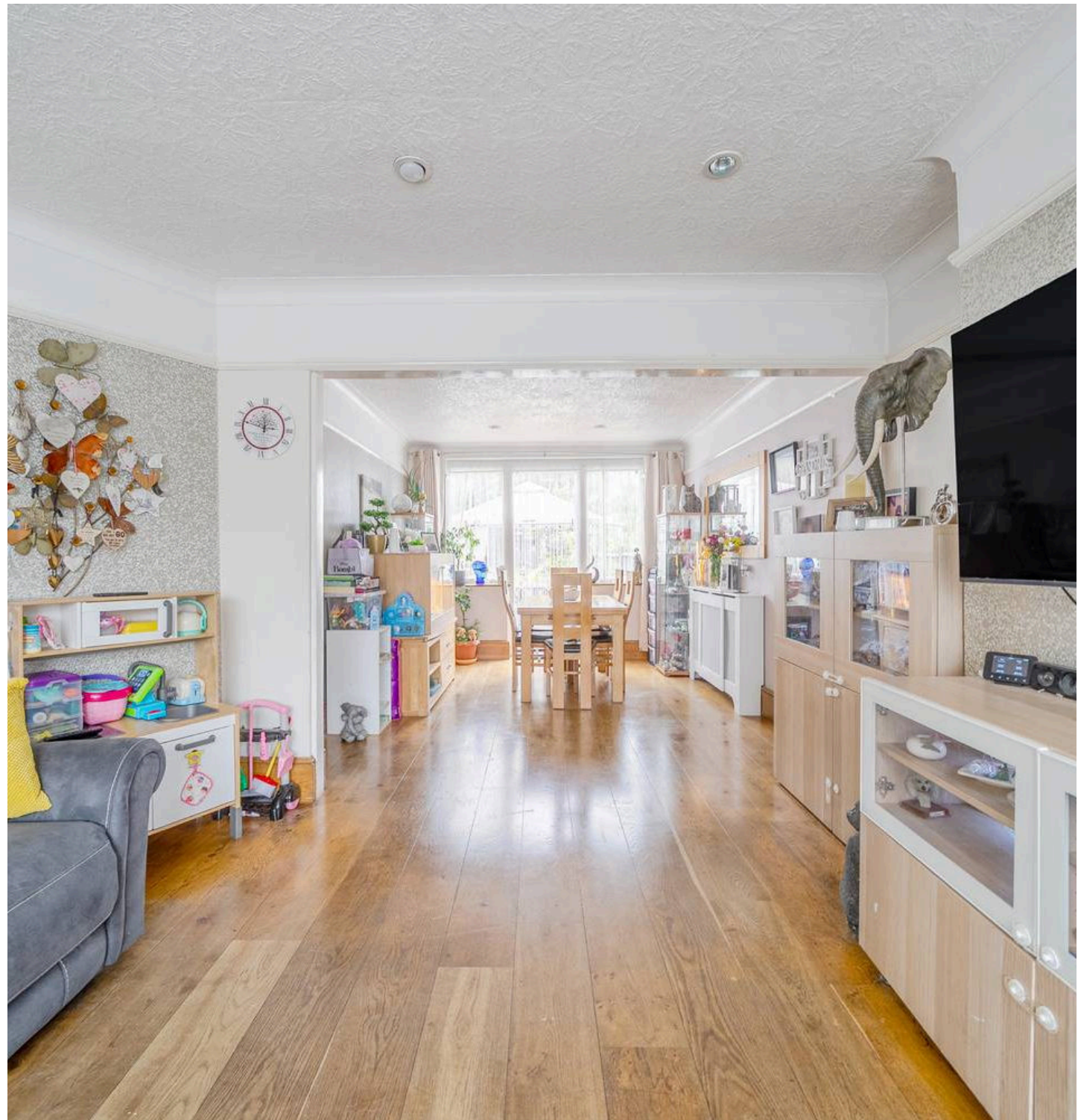
Broadband & mobile coverage:

Broadband: FTTP (Fibre to the Premises)

Mobile coverage: O2 - Excellent, Vodafone - Excellent,
Three - Excellent, EE - Excellent

Disclaimer:

While we have endeavoured to provide accurate information, we advise prospective buyers to verify all key details with relevant professionals to ensure complete transparency. This property presents immense potential for development, and we encourage interested parties to explore the possibilities that await with this remarkable opportunity.





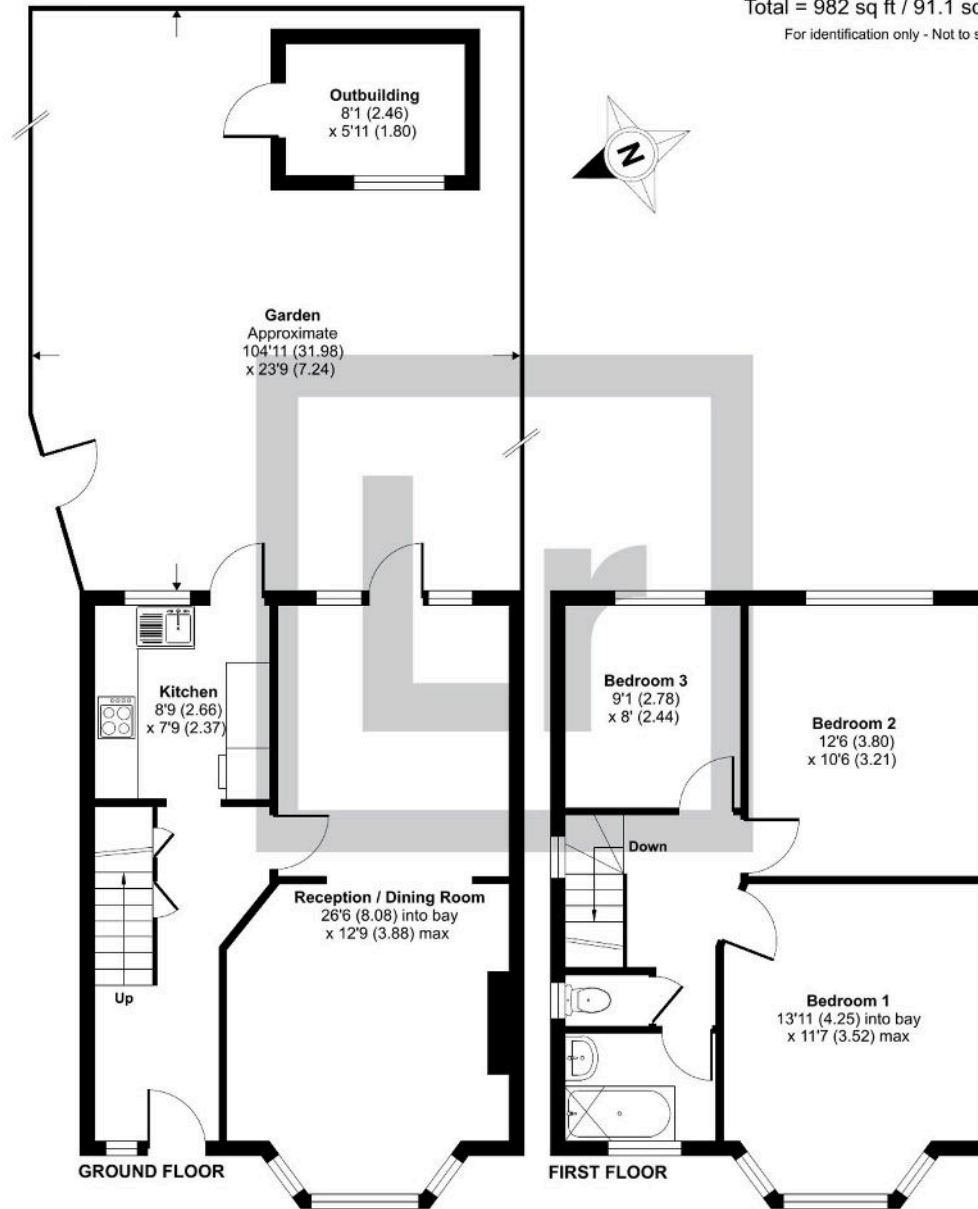
Greenford Road, Greenford, UB6

Approximate Area = 934 sq ft / 86.7 sq m

Outbuilding = 48 sq ft / 4.4 sq m

Total = 982 sq ft / 91.1 sq m

For identification only - Not to scale





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