



HILTON KING & LOCKE

SPECIALISTS IN PROPERTY



24 Glaisyer Way, Iver, Buckinghamshire. SL0 0RX.

£575,000 Freehold

Hilton King & Locke are pleased to offer for sale this excellent and modern four-bedroom, extended end of terrace family home that is excellent value for money. This property has been updated by the current owners and they have made this house a real family home, with it being a great purchase for a family looking for a home that is close to schools and local amenities while also seeking that hard to find fourth bedroom in this price range. This property has been well maintained by the current vendors and has just had a new roof.

Upon entering the property, the doorway seamlessly leads into the open hallway, with wooden flooring. This property comes to the market with plenty of storage including an understairs cupboard and stairs ascending to the first floor. This property provides ample space for substantial living and dining room furniture with a separate space for entertaining that over looks the private garden, perfect for entertaining. The family room is good size at 14'8 x 9'8 with provides plenty of space for some well-deserved family time.

The fitted kitchen has plenty of eye and base level units and space for a free-standing washing machine, dishwasher and fridge freezer as well as having the added benefit of an integrated oven and electric hob that leads into the dining room that has an abundance of space & light with views onto the family garden. A good size double bedroom finishes the downstairs accommodation.

On the first floor there are three bedrooms and a three-piece family bathroom with a bath and overhead shower connection that finishes the upstairs.



Outside is mainly laid to lawn with the potential to make additional parking to the rear. You have the bonus of a fully functional outbuilding that has power and light, a perfect space if you have older children or work from home.

THE AREA

Glaisyer Way offers easy access to local shops, bus routes, M40, M25 and M4, as well as local bus links to Uxbridge shopping centre.

Iver Heath, the home of Pinewood Studios and a range of schools, recreational facilities and local shopping amenities. The property is perfectly situated close to beautiful woodland walks at Black Park and Langley Park which are ideal for families and dog walkers.

The larger centres of Uxbridge and Gerrards Cross provide a wider range of shopping facilities.

Central London is easily accessible by road via the M40 (J1A) and M25 (J16) plus access to Heathrow and Gatwick Airports.

Buckinghamshire is renowned for its education system, with an excellent choice of state and independent schools. Also, nearby Iver and Langley Stations that both are connected via the queen Elizabeth line.



Important Notice

Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Hilton King & Locke Ltd in the particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Hilton King & Locke Ltd does not have any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s).

Photographs etc: The photographs show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only.



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24 Glaisyer Way

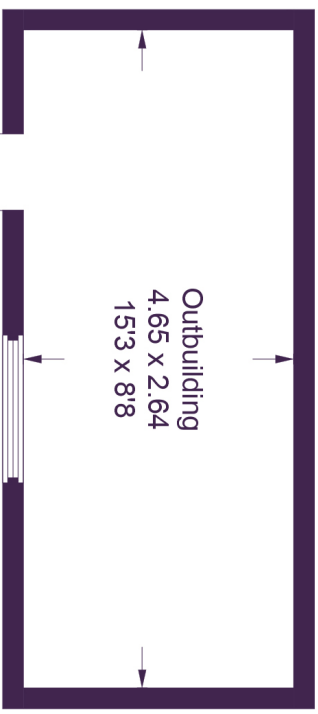
Approximate Gross Internal Area

Ground Floor = 51.8 sq m / 557 sq ft

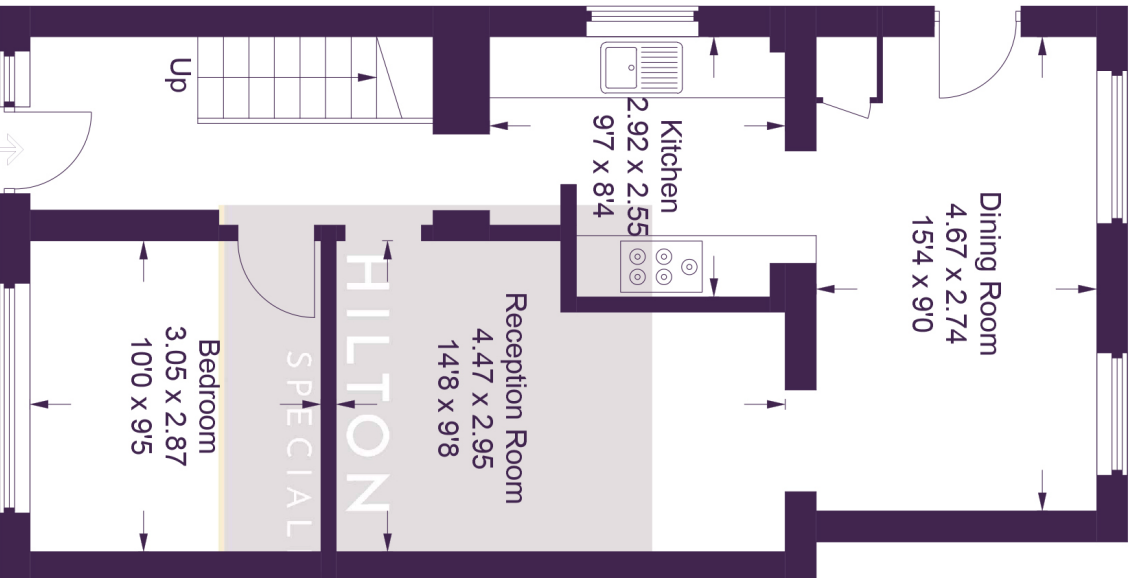
First Floor = 37.4 sq m / 402 sq ft

Outbuilding = 17.1 sq m / 184 sq ft

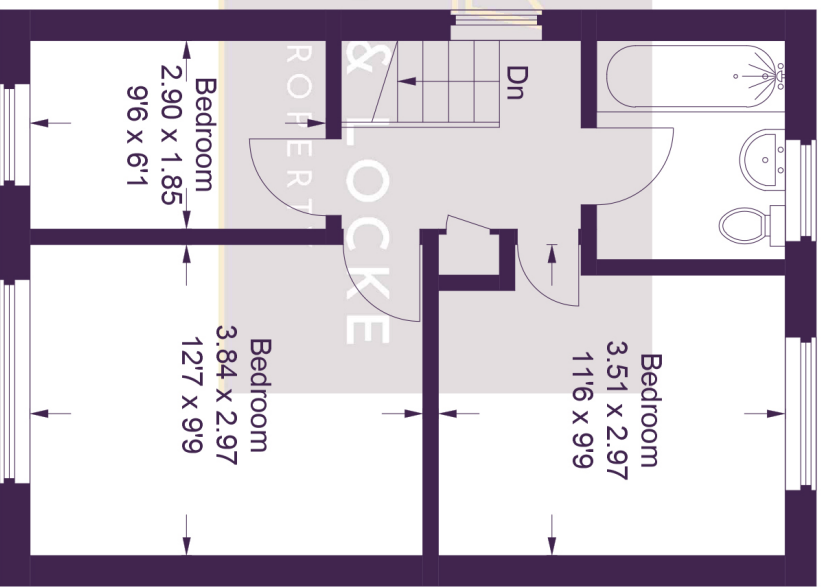
Total = 106.3 sq m / 1,143 sq ft



(Not Shown In Actual Location / Orientation)



Ground Floor



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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