

rodgers  
estate agents



**Chiltern View Road**  
Uxbridge, Middlesex, UB8 2QH





**£1,300 pcm**

AVAILABLE IMMEDIATELY. A larger than average, ground floor, purpose built apartment, situated on a popular residential road located just half a mile away from Uxbridge town centre with its multitude of shopping facilities, restaurants, bars, bus links and Metropolitan/Piccadilly line train station. The apartment is also positioned on the door step of Brunel University and a little further on is Hillingdon Hospital. The A40/M40 and M4 are a short drive away offering access to London, Heathrow and the Home Counties. The accommodation comprises of hall with two storage cupboards, 19ft lounge/diner, 10ft fully fitted kitchen with modern appliances, 14ft master bedroom with built in cupboard space and refitted bathroom with three piece white bathroom suite. Outside there are well-kept communal grounds plus visitor and allocated parking. Unfurnished.

**Ground Floor**

**Bathroom**

**Entrance Hall**

**Lounge/ Dining Room**

19' 8" x 10' 10" (6.00m x 3.30m)

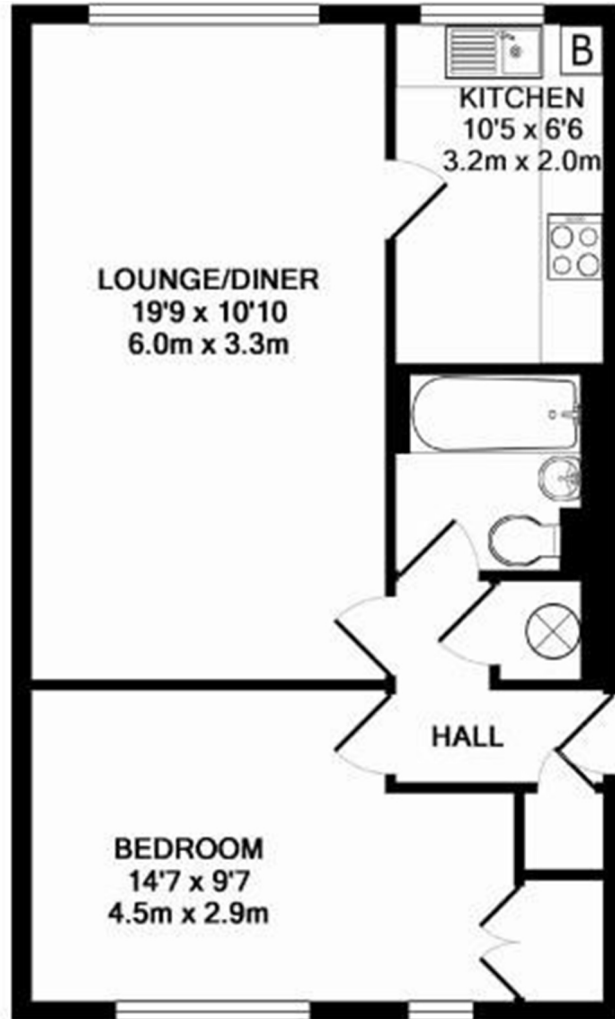
**Kitchen**

10' 6" x 6' 7" (3.20m x 2.00m)

**Bedroom**

14' 9" x 9' 6" (4.50m x 2.90m)





TOTAL APPROX. FLOOR AREA 498 SQ.FT. (46.3 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  
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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	<b>A</b>		
(81-91)	<b>B</b>		
(69-80)	<b>C</b>	71	77
(55-68)	<b>D</b>		
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
<i>Not energy efficient - higher running costs</i>			
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC	

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