



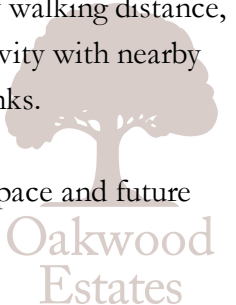
Oakwood Estates are delighted to bring to the market this spacious and versatile three-bedroom townhouse, offering excellent living accommodation across three reception rooms and two bathrooms. This well-maintained property is ideal for families and those looking for a home with both comfort and future potential.

The property boasts a fully enclosed rear garden, providing a safe and private outdoor space perfect for children, pets, or entertaining guests. A lean-to offers additional storage or utility space, while the generous driveway allows off-street parking for at least three vehicles. One of the standout features of this home is its huge potential to extend across the rear, subject to the usual planning permissions, offering buyers the opportunity to create even more living space to suit their needs.

Offered to the market with no onward chain, the sale promises a smooth and straightforward transaction.


Situated in a highly convenient location, the home is just a stone's throw from the local Co-Op and the popular Stag and Hounds pub. Local schools and the expansive Iver Heath Recreation Ground are within easy walking distance, making this an ideal spot for families. For commuters, the property provides excellent connectivity with nearby access to major motorway networks, Heathrow Airport, and other key transport links.

This property presents an exciting opportunity to move into a well-located home with ample space and future potential—early viewing is highly recommended.





Property Information

-  FREEHOLD PROPERTY
-  NO CHAIN
-  THREE BEDROOMS & TWO BATHROOMS
-  CLOSE TO LOCAL MOTORWAYS (M40/M4/M25)
-  GREAT SCHOOLS CATCHMENT AREA
-  COUNCIL TAX BAND - D (£2,443.89 P/YR)
-  CUL DE SAC LOCATION
-  THREE RECEPTIONS & CONSERVATORY
-  WALKING DISTANCE TO LOCAL SCHOOLS & AMENITIES
-  POTENTIAL TO EXTEND (S.T.PP)



x3

Bedrooms



x3

Reception Rooms




x2

Bathrooms




x2

Parking Spaces



Y

Garden



N

Garage

Tenure

Freehold

Council Tax Band

D - £2,443.89 p/yr

Plot/Land Area

0.05 Acres (217.00 Sq.M.)

Mobile Coverage

5G voice and data

Internet Speed

Ultrafast

Transport Links

Conveniently situated, Uxbridge Underground Station is located within easy reach, offering accessible transport links for commuters. Slightly farther afield, both Iver and Denham Rail Stations provide alternative rail options, ensuring flexibility for travel. Heathrow Airport is also easily accessible, offering convenient connections for both domestic and international flights. Additionally, the property benefits from excellent road connectivity, with the M40 and M25 motorways nearby, making travel by car efficient and straightforward to a wide range of destinations.

School

The property is conveniently located near a variety of educational institutions, catering to different age groups and preferences. Whether you’re seeking an infant, junior, senior, private, or grammar school, the area offers a diverse range of options for students. To verify official school catchment areas, please visit the Buckinghamshire schools admissions webpage: <https://services.buckscc.gov.uk/school-admissions/nearest>.

Local Area

Iver Heath is located in the county of Buckinghamshire, South East England, four miles east of the major town of Slough, and 16 miles west of London. Located within walking distance of various local amenities and less than 2 miles from Iver train station (Crossrail), with trains to London, Paddington, and Oxford. The local motorways (M40/M25/M4) and Heathrow Airport are just a short drive away. Iver Heath has an excellent choice of state and independent schools. The area is well served by sporting facilities and the countryside, including Black Park, Langley Park, and The Evreham Sports Centre. The larger centres of Gerrards Cross and Uxbridge are also close by. There is a large selection of shops, supermarkets, restaurants, and entertainment facilities, including a multiplex cinema and a Gym.

Council Tax

Band D

Floor Plan

