



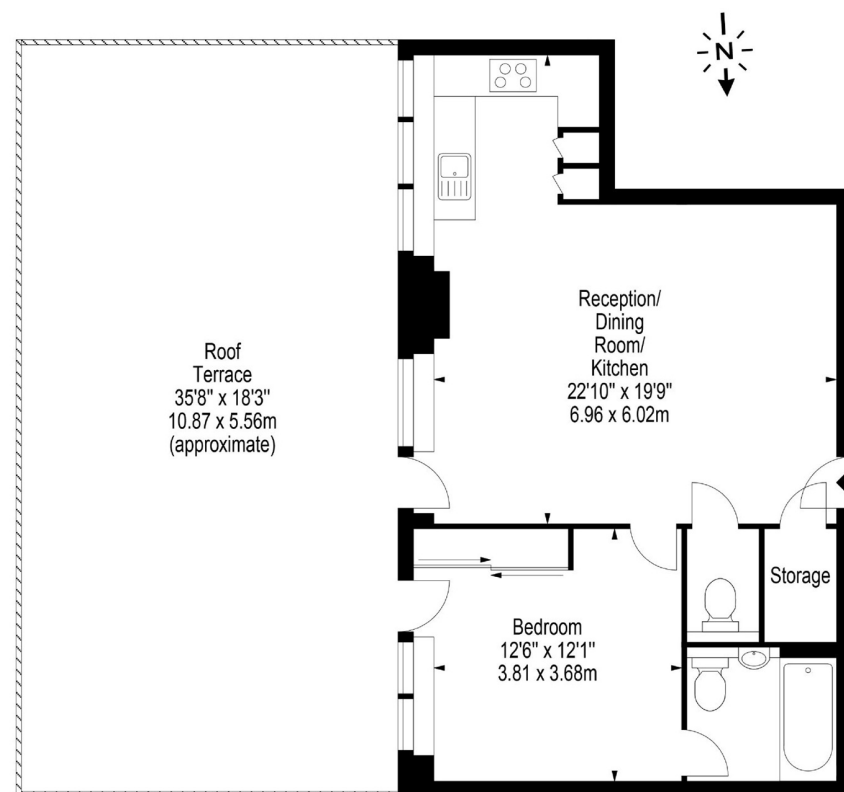
Korda House, Stanley Kubrick Road, Denham UB9 5FH

A stunning 606 sq ft second floor apartment with expansive 630 sq ft private terrace located within the spectacular Denham Film Studios development. Resident facilities include screening room, club and bar, concierge, residents parking and access to private landscaped gardens.

This fabulous third floor apartment comprises entrance area with walk in storage, impressive reception room with sleek handle less open plan fitted kitchen with stone work tops and integrated appliances, dining area, door to expansive 630 sq ft private terrace providing views over the stunning landscaped gardens with water features, guest cloakroom/WC, double bedroom with door to terrace, fitted wardrobes and en-suite bathroom. Residents of this characterful development enjoy the use of private screening room, club and bar together with concierge facilities and residents parking. Denham Film Studios is ideally located moments from Denham mainline station which provides regular train services to London Marylebone [23 minutes].

- Denham Film Studios UB9
- One Bedroom Apartment
- High Specification Interior
- Residents Club And Bar
- Concierge Facilities
- 606 Sq Ft
- 630 Sq Ft Expansive Private Terrace
- Fine Views Over Communal Gardens
- Residents Screening Room
- Allocated Parking

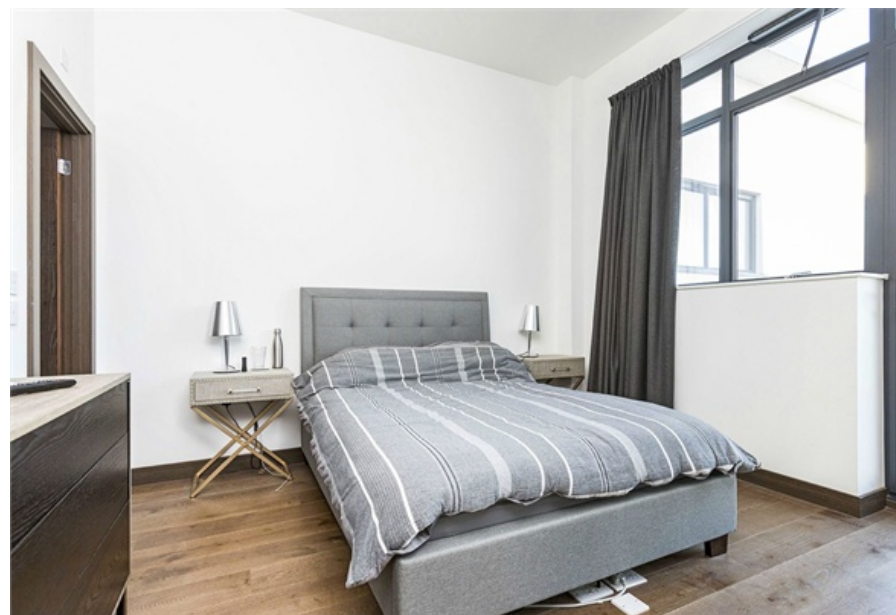
Denham Film Studios,
North Orbital Road,
Denham,
Uxbridge, UB9



Second Floor

Approx Gross Internal Area **638 Sq Ft - 59.27Sq M**

Floor Plan Supplied For Identification Purposes Only And May Not Be Accurate
Floor Plan by www.elegantmediasolution.com





| Energy Efficiency Rating | | |
|---|-------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92+) A | | |
| (81-91) B | | |
| (69-80) C | 79 | 79 |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England, Scotland & Wales | EU Directive 2002/91/EC | |