



Oakwood Estates are delighted to offer this rare opportunity to acquire a stunning five-bedroom detached family home, set on an approximately 0.26-acre level plot in the highly sought-after area of Iver Heath. Rich in charm and character throughout, the property provides an impressive 2,299 sq ft of accommodation arranged over two floors.

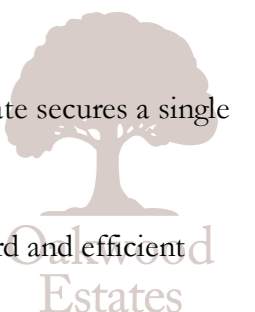
Included within the total square footage is a superb, fully self-contained, standalone office located at the end of the rear garden, complete with its own kitchen and toilet facilities — ideal for home working or ancillary use.

The ground floor of the main house features an inviting dual-aspect reception hall, creating a warm and welcoming entrance and leading through to the impressive 26ft contemporary kitchen and dining area. Further accommodation includes a 12ft bedroom, a three-piece family bathroom, and a striking 20ft x 20ft triple-aspect living room, enhanced by an Inglenook-style fireplace and French doors opening onto the picturesque rear garden.








On the first floor are four additional bedrooms, including the generous 20ft principal bedroom with en-suite shower room, alongside a well-appointed four-piece family bathroom.

Externally, the property boasts a private rear garden, while to the front, an electrically operated gate secures a single driveway providing off-street parking for up to five vehicles.

The property is offered with no onward chain and is sold as seen, allowing for a straightforward and efficient purchase.



Property Information

-  FREEHOLD PROPERTY
-  PLOT/LAND AREA 0.26 ACRES (1,045.00 SQ.M.)
-  NO ONWARD CHAIN
-  4/5 BEDROOMS
-  OFFICE WITH KITCHEN & WC
-  COUNCIL TAX BAND E (£2,935 P/YR)
-  INTERNAL AREA 2,299 SQ.FT. (213.5 SQ.M.)
-  SOLD AS SEEN
-  3/4 RECEPTIONS


x5
Bedrooms


x3
Reception Rooms


x2
Bathrooms


x5
Parking Spaces


Y
Garden


N
Garage

Tenure

Freehold Property

Council Tax Band

E (£2,935 p/yr)

Plot/Land Size

0.26 Acres (1,045.00 Sq.M.)

Internal Area

2,299 Sq.Ft. (213.5 Sq.M.)

Area

Iver 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.

Transport

Transport links are excellent, with Uxbridge Underground Station nearby. Other convenient stations include Iver, Hillingdon Underground, West Drayton, and Denham, providing easy access to both local and wider transport networks, with the local motorways (M40/M25) and Heathrow Airport just a short drive away.

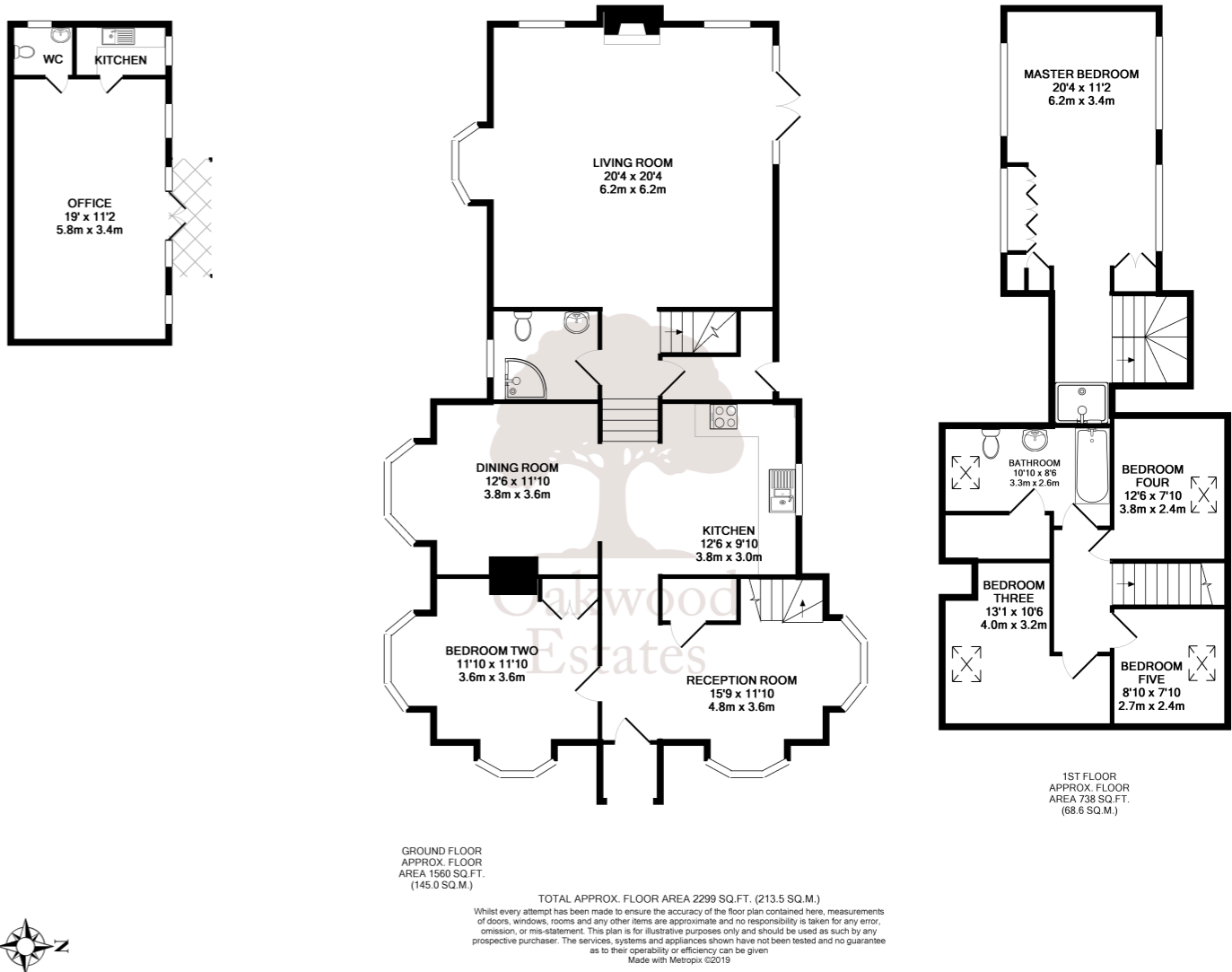
Schools

The area offers a wide range of educational options, from early years to secondary level. Nearby schools and colleges include West Middlesex College, St Mary’s Catholic Primary, Whitehall Infant and Junior Schools, Iver Heath Infant School and Nursery, Iver Heath Junior School, St Andrew’s CofE Primary, Uxbridge High School, John Locke Academy, and Hermitage Primary School, providing excellent choices for families.

Council Tax

Band E

Floor Plan



Prospective purchasers should be aware that these sales particulars are intended as a general guide only and room sizes should not be relied upon for carpets or furnishing. We have not carried out any form of survey nor have we tested any appliance or services, mechanical or electrical. All maps are supplied by Goview.co.uk from Ordnance Survey mapping. Care has been taken in the preparation of these sales particulars, which are thought to be materially correct, although their accuracy is not guaranteed and they do not form part of any contract.

