



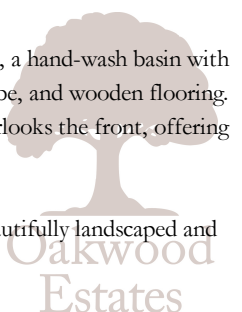
Oakwood Estates are delighted to present this deceptively spacious four-bedroom townhouse, perfectly positioned at the end of a quiet and highly sought-after cul-de-sac in Iver Heath. Ideally situated just a stone's throw from the Iver Heath Co-Op and a range of other local shops, the property offers convenient access to major motorways and the beautiful open spaces of Black Park. Carefully updated by the current owners, this home benefits from no onward chain, allowing for a smooth and straightforward purchase. Its spacious and well-proportioned layout over three floors makes it an ideal family home, providing versatile living accommodation to suit modern lifestyles. The property further boasts a south-west facing rear garden, perfect for relaxing or entertaining, and driveway parking for up to four cars, offering practical convenience for families and visitors alike. With a combination of thoughtful updates, generous living space, and a prime location within Iver Heath, this townhouse represents a rare opportunity to secure a stylish and comfortable family home.

Ground Floor - The property is entered via a welcoming hallway with stairs rising to the first floor and a door leading to the utility room. The utility room is fitted with a washing machine, ample storage cupboards, and tiled flooring, with doors providing access to the shower room and bedroom four. The shower room comprises a shower cubicle, a low-level WC, and a hand-wash basin with vanity. Bedroom four offers a large front-facing window, downlighting, space for a double bed, a built-in wardrobe, and wooden flooring.

First Floor - The kitchen is bright and contemporary, featuring a combination of spot downlights and pendant lighting, white shaker-style units, an integrated oven, gas hob with extractor fan, space for an American-style fridge/freezer, a sink with mixer tap, and room for a kitchen table and chairs. Sliding doors open directly onto the garden. The living room is spacious, with spot downlighting, twin front-facing windows, a feature fireplace, wooden flooring, and ample space for a large L-shaped sofa. Stairs from the living room lead to the second floor.

Second Floor - The family bathroom is fully tiled and fitted with spotlights, a rear-facing window, a bath with a shower attachment, a hand-wash basin with mixer tap, and a low-level WC. Bedroom one overlooks the front aspect and provides space for a king-sized bed, a built-in wardrobe, and wooden flooring. Bedroom two is rear-facing, accommodating a double bed and additional furniture, also with wooden flooring. Bedroom three overlooks the front, offering space for a single bed and a built-in wardrobe.

Externally - To the front, the property benefits from off-street driveway parking for up to four cars. The rear garden has been beautifully landscaped and meticulously maintained by the current owners, providing a peaceful outdoor space.



Property Information

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FREEHOLD PROPERTY
- 

FOUR BEDROOMS
- 

16FT CONTEMPORARY KITCHEN
- 

ATTRACTIVE LANDSCAPED REAR GARDEN
- 

QUIET CUL-DE-SAC
- 

COUNCIL TAX BAND - D (£2,401 P/YR)
- 

SPACIOUS ACCOMMODATION OVER THREE FLOORS
- 

16FT BRIGHT LIVING ROOM
- 

OFF STREET PARKING FOR FOUR CARS
- 

IDEAL LOCATION FOR M40 & M25 MOTORWAY NETWORK



x4

Bedrooms



x1

Reception Rooms



x2

Bathrooms



x4

Parking Spaces



Y

Garden



N

Garage

Tenure

Freehold Property

Council Tax

D (£2,401 p/yr)

Location

The property is quietly positioned at the end of a sought after cul-de-sac, located moments away from the Co-Op & other local shops & amenities. For dog walkers & those that enjoy country walks, the Heath is located nearby. For the commuter, this property is ideally located for the M40 & M25 motorway network.

Transport Links

Nearest Stations

- Uxbridge (1.8 miles)
- Iver (2.5 miles)
- Denham Golf Club (2.6 miles)

Central London and the South West are easily accessible by the road via the M40 (J1A), M4 (J5) and M25 (J16) plus access to Heathrow and Gatwick airports.

Schools

Primary Schools

Iver Heath Junior School
0.4 miles away

Iver Heath Infant School and Nursery
0.5 miles away

The Iver Village Junior School
1.6 miles away

Iver Village Infant School
1.7 miles away

Secondary Schools

Uxbridge High School
2.1 miles away

Bishopshalt School
2.7 miles away

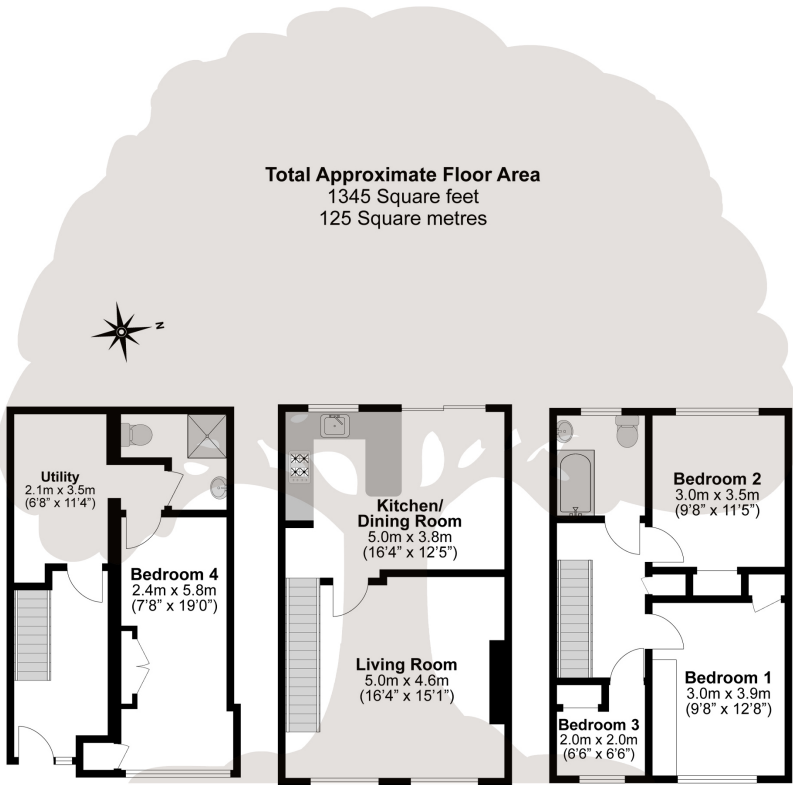
The Langley Academy
3.2 miles away

Langley Grammar School
3.4 miles away

Council Tax

Band D

Floor Plan



Illustrations are for identification purposes only, measurements are approximate, not to scale.

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.

