



## Waterloo Road | Uxbridge | UB8 2FD

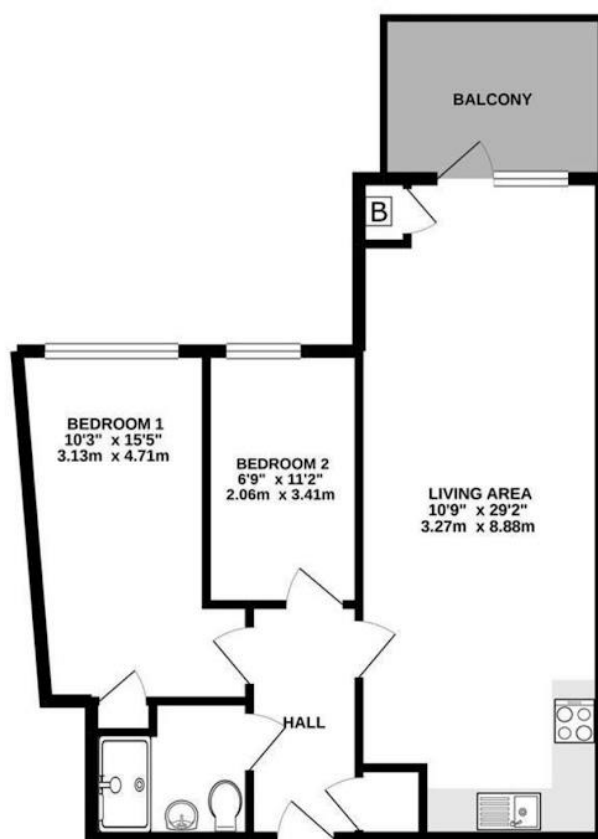
Hiltons Estates brings to the market this Spacious 2 bedroom apartment ideally located Uxbridge, UB8. The property comprises an entrance hallway leading to an open plan living/kitchen/diner, family bathroom and 2 Well sized bedrooms. There is allocated parking and Waterside Communal gardens in this Gated development. Walking distance to Uxbridge High Street, Uxbridge Station with Piccadilly and Metropolitan lines, and Bus Station. A Brilliant opportunity for Commuters, Families and INVESTORS! Call Now for further details, not to be missed. Viewings available, highly recommended!

**£395,000**

- Spacious 2 bed apartment in gated development
- Waterside communal gardens and allocated parking space
- Walking distance to Uxbridge High Street, Underground and Bus stations
- Opportunity for Commuters, Families and Investors



GROUND FLOOR  
608 sq.ft. (56.5 sq.m.) approx.



## Contact Details

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Score	Energy rating	Current	Potential
92+	A		
81-91	B	85 B	85 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements