



**57 Braybourne Close
, UB8 1UJ
£2,750 PCM**

Deposit required £3,170

**Available date 2nd
September 2024**

****STUDENTS****

5 BEDROOMS - AVAILABLE 02/09/2024

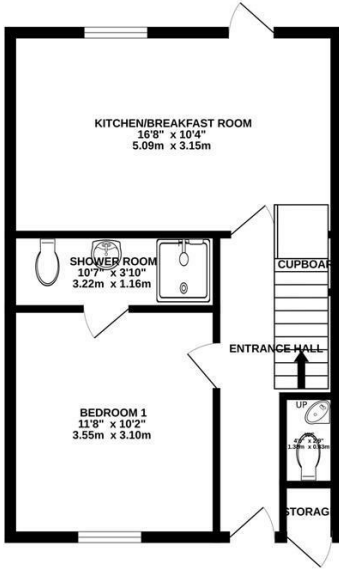
The rental payments equate to approx £550 per person per month or £127 per person per week excluding bills. UniHomes offer a bills package for £24 per person per week. (Incl Gas, Electric, Water, TV licence and internet) which can be organised through Nupad initially.

**COUNCIL TAX BAND D
EPC C**

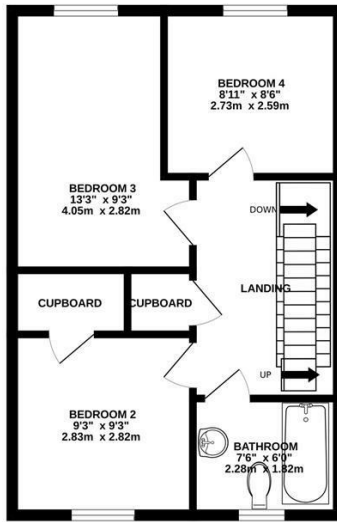
Nupad offer this excellent FIVE-bedroom house over 3 floors comprising of FIVE FURNISHED BEDROOMS , a KITCHEN/Dining room, main BATHROOM, 2 bedrooms have EN SUITE SHOWER ROOMS, downstairs WC, rear garden backing onto a stream.

The property is ideal for students at Brunel University as it's walking distance to the university. It is also nearby to direct bus routes to Uxbridge Town Centre, Heathrow, Stockley Park and the local underground station, which provides further access to Central London.

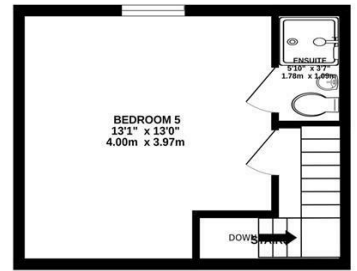
GROUND FLOOR
431 sq.ft. (40.1 sq.m.) approx.



1ST FLOOR
432 sq.ft. (40.1 sq.m.) approx.



2ND FLOOR
217 sq.ft. (20.2 sq.m.) approx.



57 BRAYBOURNE CLOSE, UXBRIDGE, UB8 1UJ

TOTAL FLOOR AREA: 1080 sq.ft. (100.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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